

# Select HOMES



**Adirondack Core & Plug Co.**

**CARTHAGE, N. Y.**



# Select Homes of Moderate Cost...

This book contains an exclusive selection of small homes at moderate costs, especially designed by competent architects of outstanding skill and reputation in the field of small home architecture.

The homes illustrated present a wide range of exceedingly attractive architectural styles, each one possessing originality and charm and in full keeping with the trend of small home architecture of today.

They were chosen because of their architectural merit as reflected in beauty of appearance, and because they attain the utmost in interior conveniences and general living comforts.

In addition to their graceful and most pleasing architectural lines and up-to-date practical floor arrangements, every home has been carefully planned to provide the ultimate in sound construction and economy, thereby insuring lasting satisfaction and investment values.

All of us at one time or another, give thought to the desirability of owning a home, because of the added pleasure and security home ownership brings. If you are one so thinking we urge that you think decisively on the subject while existing circumstances relating to new home building are so greatly in your favor.

At no time since the first American home was built has it been so easy for the average family, or man of small means—from the standpoint of finance and other favorable conditions, to build a good new home on terms now possible. Truly this is a day of opportunity for the home builder.

Our architects have prepared complete working plans and specification forms for each of the homes herein displayed, but in the home you select some change may be desired and if so the plans can be altered at a very low cost to meet your ideas. For full information see pages 44 and 45.

It would be a real pleasure to assist you to acquire a home of your own and in that connection to furnish complete information regarding materials, labor cost, or an estimate of cost and other data required for any home in which you might be interested.

We can be of very definite service to you in explaining all details of construction and other features in the home of your choice. Our broad experience and knowledge of materials, trade conditions and finance will be of the greatest help and value to you.

We want you to know that you may discuss any phase of home building, including finance, with us most freely for we welcome such discussions with our absolute assurance that they will not entail any obligation on your part. If interested 'phone, or write, or better still come in and see us.

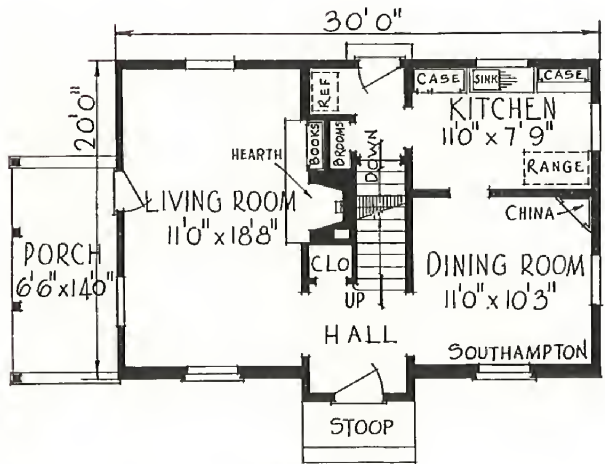


# THE SOUTHAMPTON

FIVE ROOMS AND BATH



*A* clever interpretation of the English cottage style of architecture that combines unusual attractiveness with convenient comfort. Rooms are particularly well arranged and there is a delightful open porch off the commodious and comfortable living room. The plans are well worth more than passing notice because of the splendid arrangement and the many built-in features.

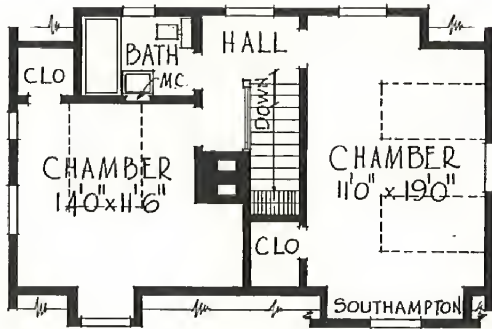


FIRST FLOOR

15250 CUBIC FEET

## CEILING HEIGHTS

BASEMENT	.....7 FT.
FIRST FLOOR	.....8 FT. 2 IN.
SECOND FLOOR	.....7 FT. 10 IN.



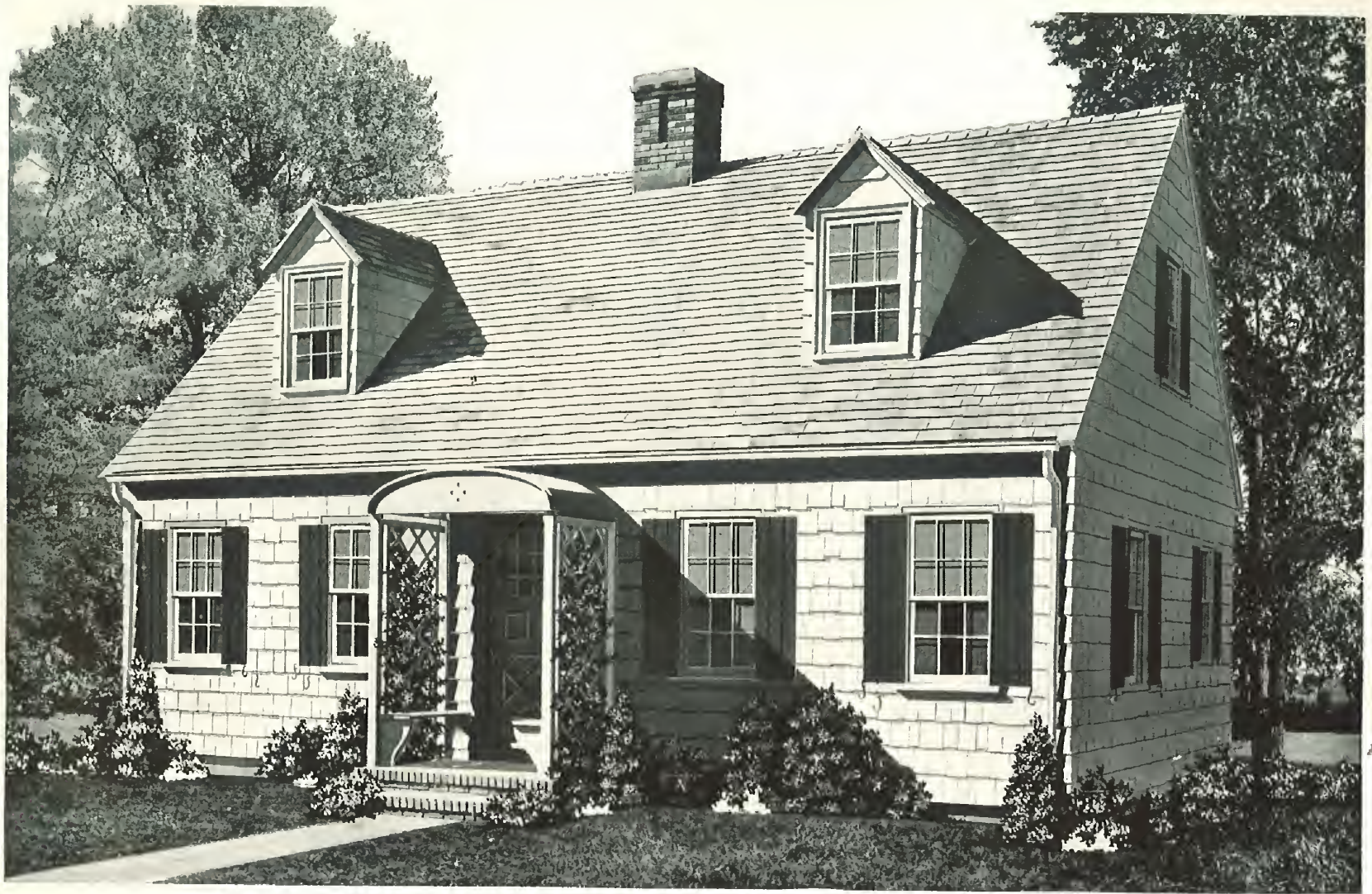
SECOND FLOOR

BUILD HOMES OF ARCHITECTURAL MERIT

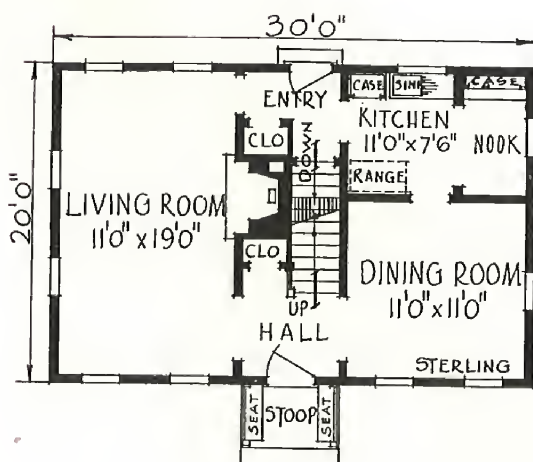


# THE STERLING

FIVE ROOMS, BATH AND DINING NOOK



*A* glorified home of Cape Cod type that is uniquely beautiful outside and conveniently comfortable within. Note the attractive entrance way with trellised columns. The delightful homelike quality of this design does not depend upon expensive materials or elaborate details, but upon good proportions. The interior offers a well planned arrangement remarkably convenient for easy housekeeping. An ideal and practical home for a small family.

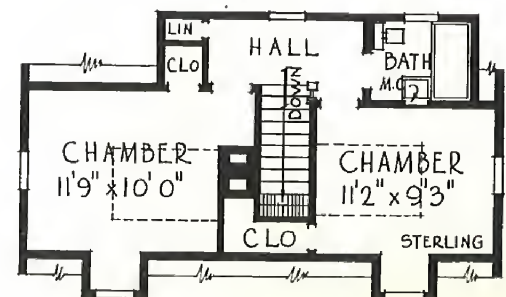


FIRST FLOOR

## CEILING HEIGHTS

BASEMENT .....	7 FT.
FIRST FLOOR .....	8 FT. 2 IN.
SECOND FLOOR .....	7 FT. 6 IN.

13800 CUBIC FEET



SECOND FLOOR



# THE STOCTON

OFFERS THREE DIFFERENT FLOOR PLANS



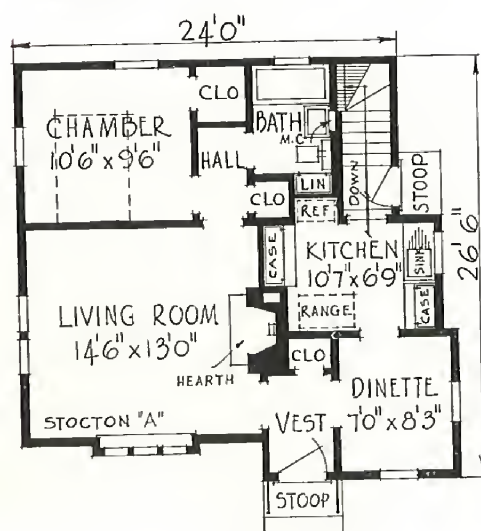
One story homes are the last word in convenience. No other style of home, perhaps, lends itself so freely to the art of the designer or permits such generous opportunity for beauty in adornment. This english cottage design offers a selection of three practical floor plans, and all rooms are light, airy and well equipped.

PLAN A.....	11750 CU. FT.
PLAN B.....	12200 CU. FT.
PLAN C.....	14100 CU. FT.

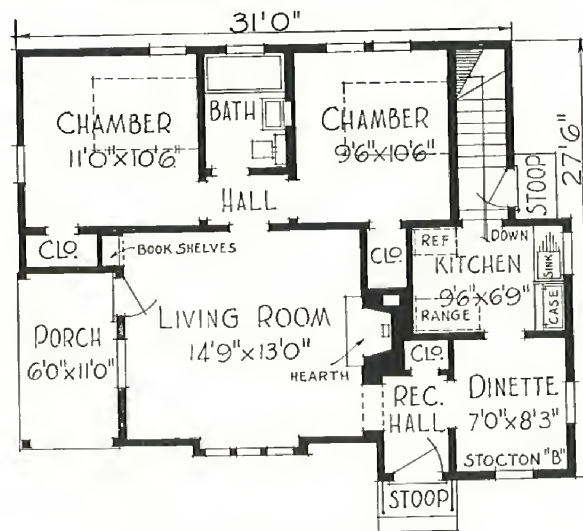
## CEILING HEIGHTS

BASEMENT ..... 7 FT.

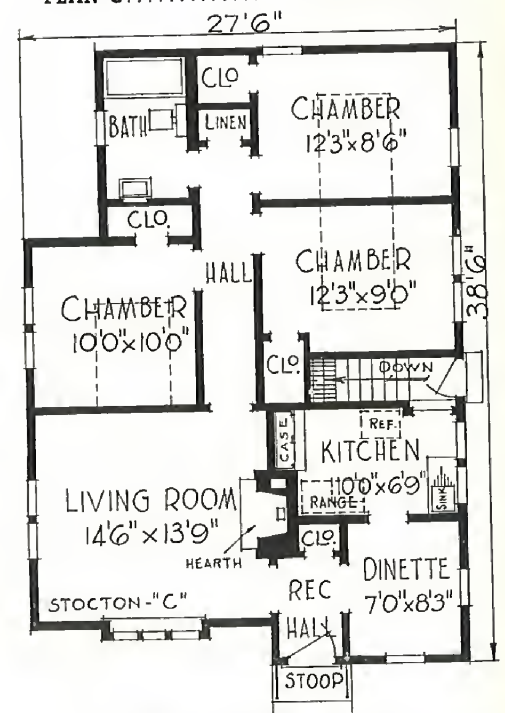
MAIN FLOOR ..... 8 FT. 2 IN.



PLAN A—ONE BED ROOM



PLAN B—TWO BED ROOMS

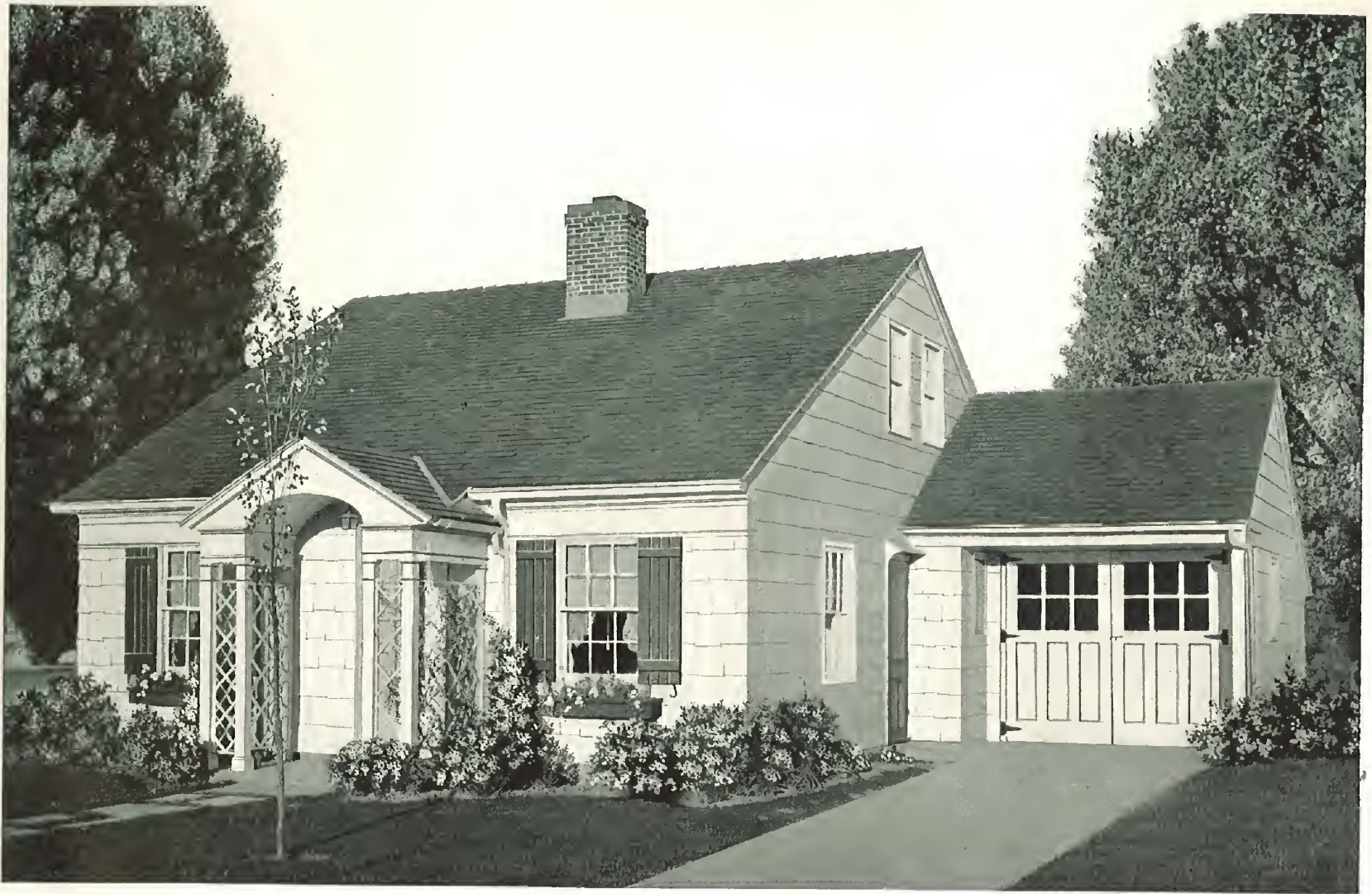


PLAN C—THREE BED ROOMS

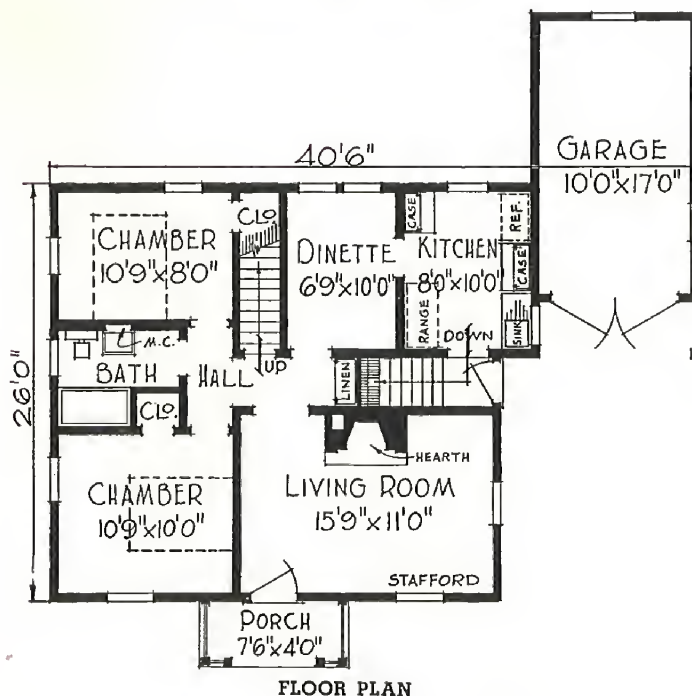


# THE STAFFORD

FIVE ROOMS, BATH AND GARAGE



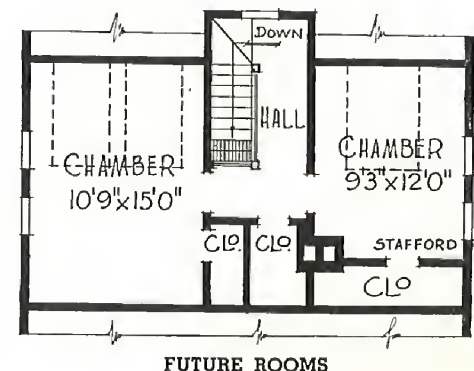
16000 CUBIC FEET



A type of home that is distinctly Colonial, that has proven its merit and economy over a period of years. This design offers the maximum of room-area for the minimum cost. Without qualification this type, simple yet well within the sphere of pleasing treatment, offers the most economic home possible. Do not overlook the convenient garage.

## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
FIRST FLOOR.... 8 FT. 2 IN.

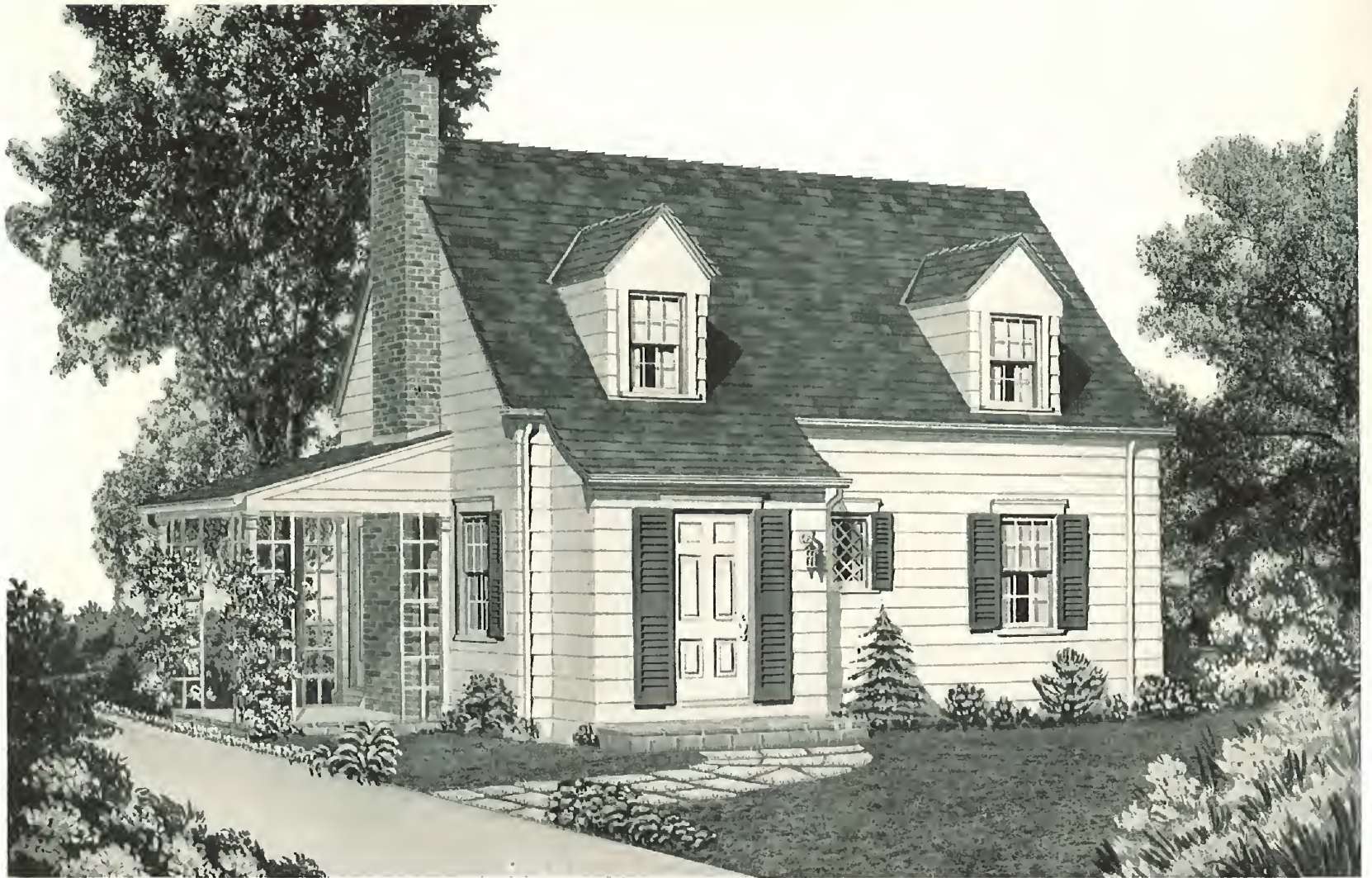


THIS DESIGN IS PLANNED TO ENABLE YOU TO BUILD TWO EXTRA ROOMS IN THE ATTIC FOR FUTURE USE.

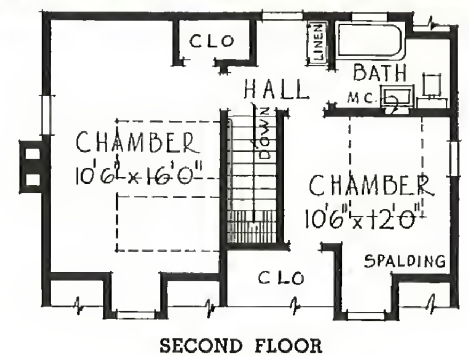


# THE SPALDING

OFFERS TWO EXTERIOR DESIGNS

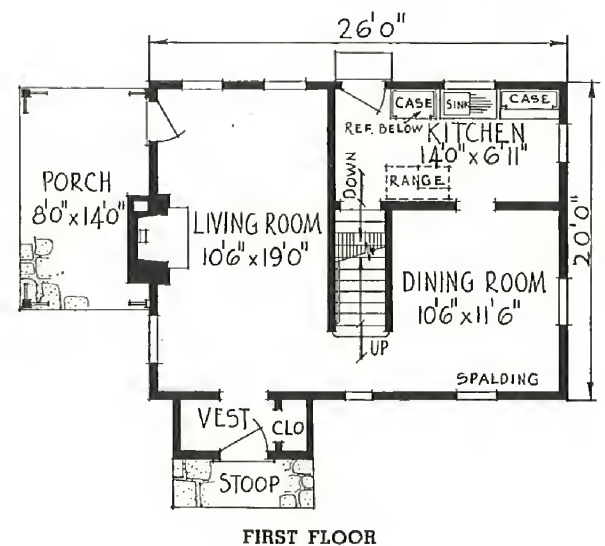


The attractiveness of this Colonial cottage is further accentuated by the cheerful side porch. Rooms are comfortably large, yet the whole atmosphere is one of cheerful coziness and convenience. Basement height is 7 feet. First floor ceiling is 8 feet high and second floor ceiling is 7 feet 6 inches high.



THE SPALDING-B  
ENGLISH ORIGIN

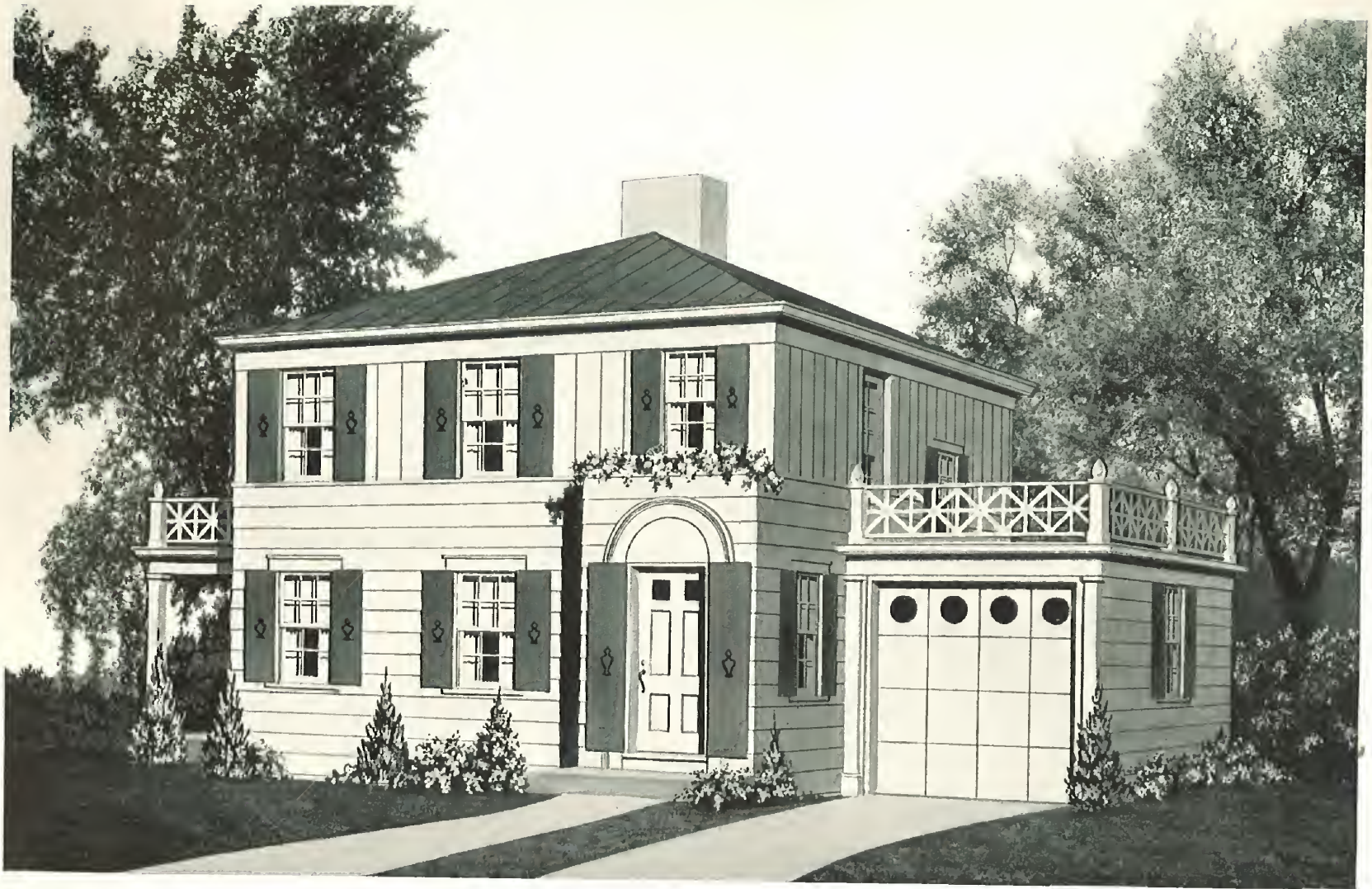
CUBIC FEET  
12900



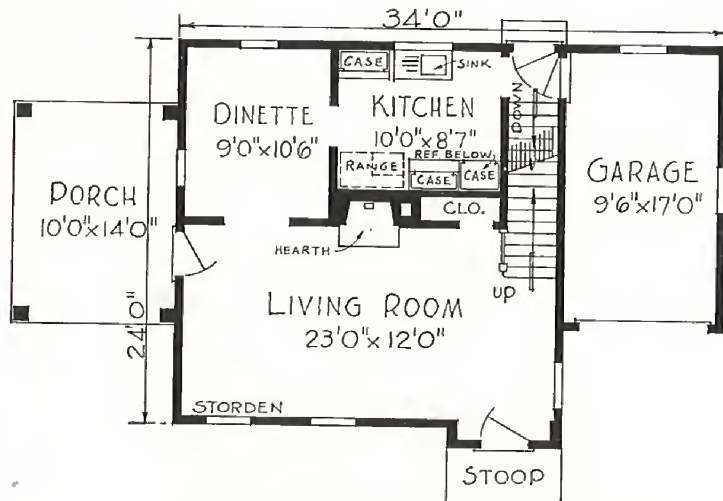


# THE STORDEN

SIX ROOMS, BATH AND GARAGE



A home of distinctive charm and dignity designed in conservative modern style. Being square in shape, it offers the most usable space. A study of the floor plans reveal large rooms, practical arrangement and equipment, three chambers, fireplace, large porch and an attached garage.

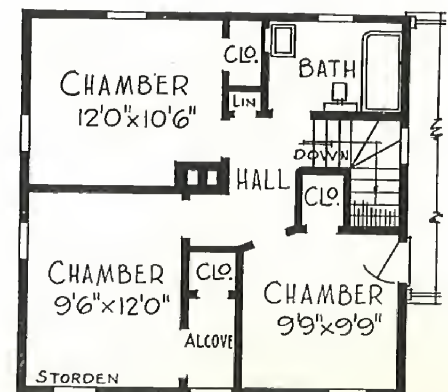


FIRST FLOOR

## CEILING HEIGHTS

BASEMENT .....	7 FT.
FIRST FLOOR .....	7 FT. 10 IN.
SECOND FLOOR .....	7 FT. 6 IN.

15600 CUBIC FEET



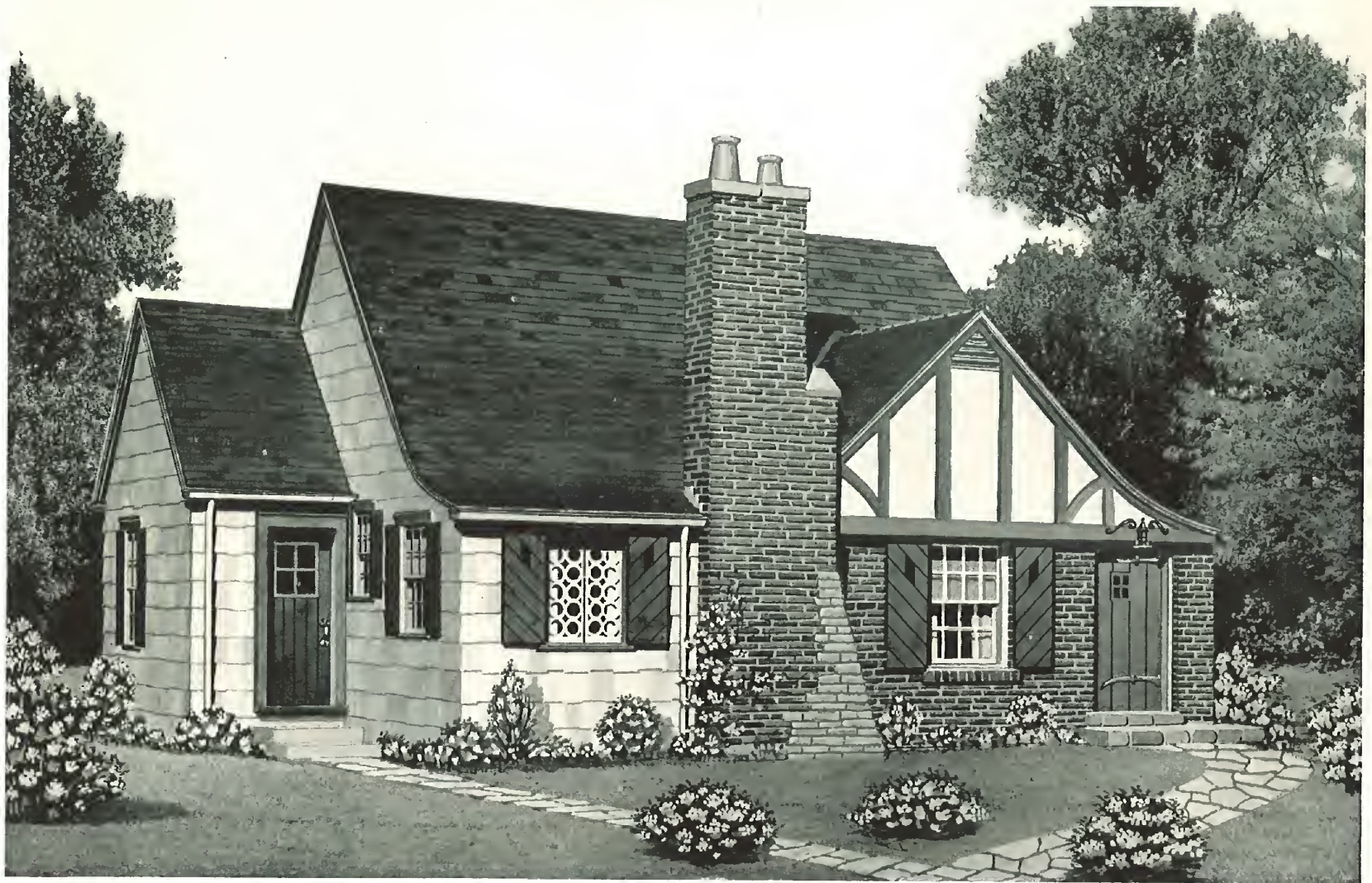
SECOND FLOOR

ASK US FOR FULL INFORMATION AND ESTIMATE OF COSTS

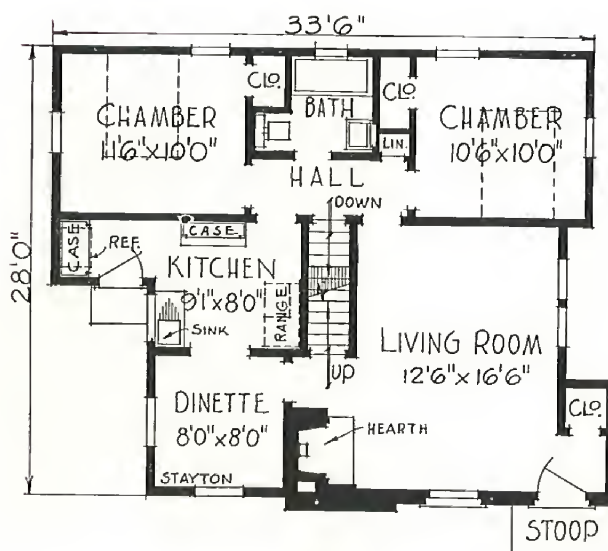


# THE STAYTON

OFFERS TWO DIFFERENT FLOOR PLANS



Shingles, stucco brick and half-timbers are effectively combined to make this handsome home. The simple entrance chimney and shuttered windows lend distinction and charm. The interior provides large well planned rooms, complete with closets, cabinets and full equipment for modern living comforts. Both floor plans merit careful study.

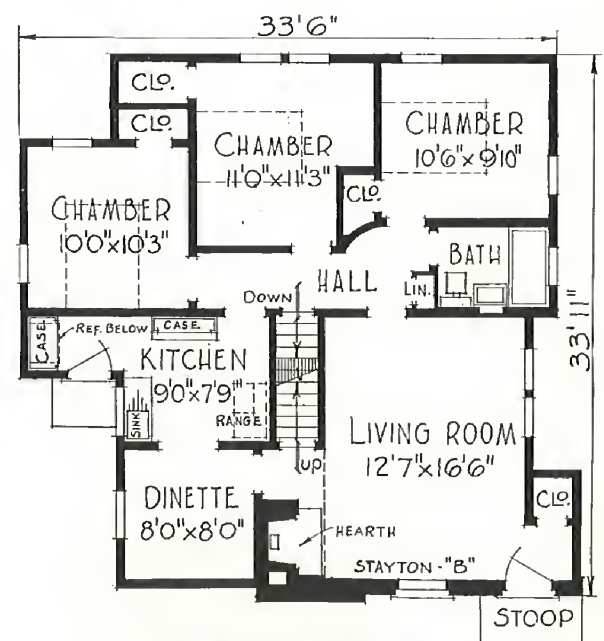


PLAN A—TWO BED ROOMS

**CEILING HEIGHTS**  
 BASEMENT ..... 7 FT.  
 MAIN FLOOR ..... 8 FT.

PLAN A..... 11000 CU. FT.  
 PLAN B..... 12650 CU. FT.

OUR BLUE PRINT PLANS  
 GIVE FULL  
 CONSTRUCTION DETAILS

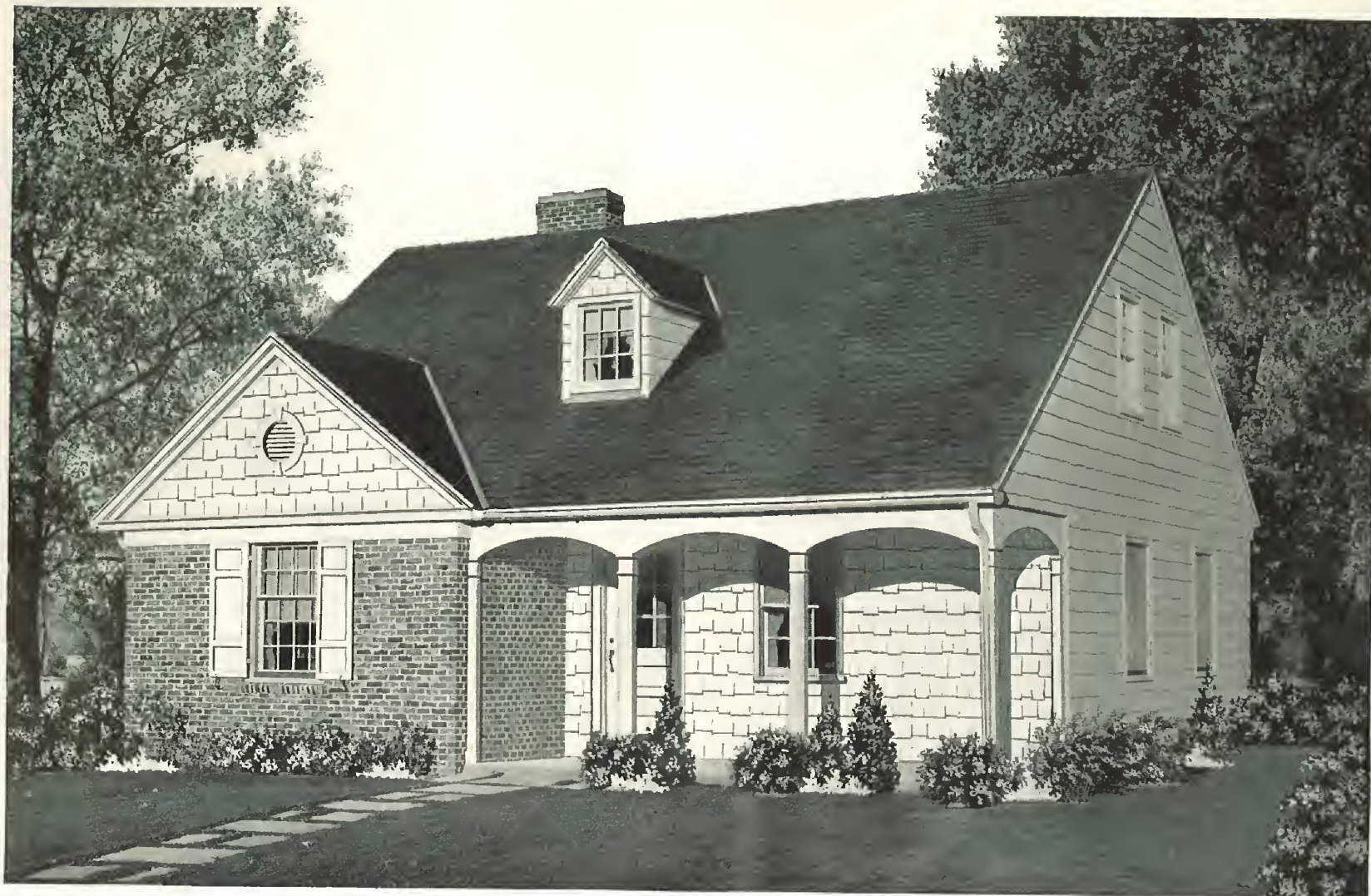


PLAN B—THREE BED ROOMS

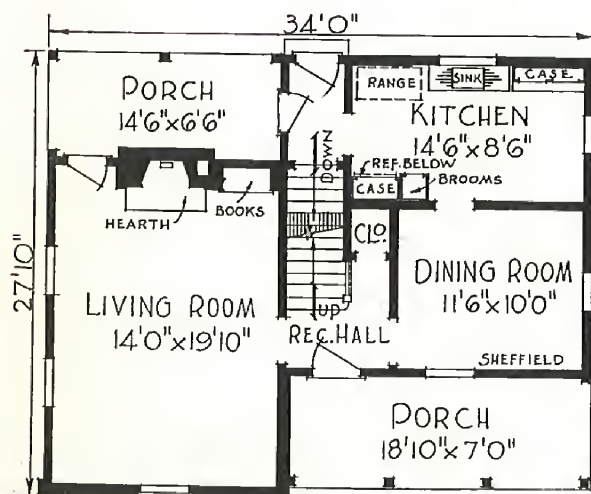


# THE SHEFFIELD

FIVE ROOMS AND BATH



Small, but simple and attractive in appearance, this five room home of Early American architecture can be built for a minimum initial investment. Moreover, the owner of The Sheffield can truthfully lay claim to value received. The pleasing roof lines, charming shuttered window and the large inviting porch are sufficient to give the owner a feeling of pride and satisfaction. Note the large, well lighted, cheerful rooms and the big closets.

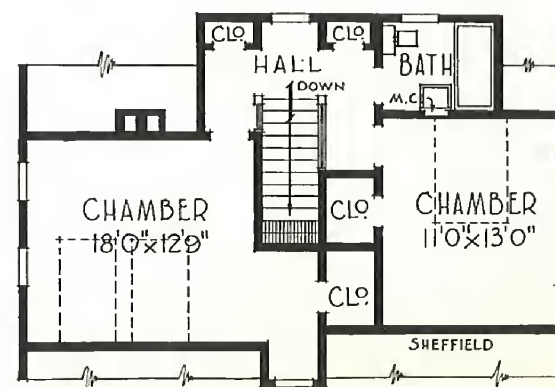


FIRST FLOOR

15200 CUBIC FEET

## CEILING HEIGHTS

BASEMENT	7 FT.
FIRST FLOOR	8 FT. 2 IN.
SECOND FLOOR	8 FT.



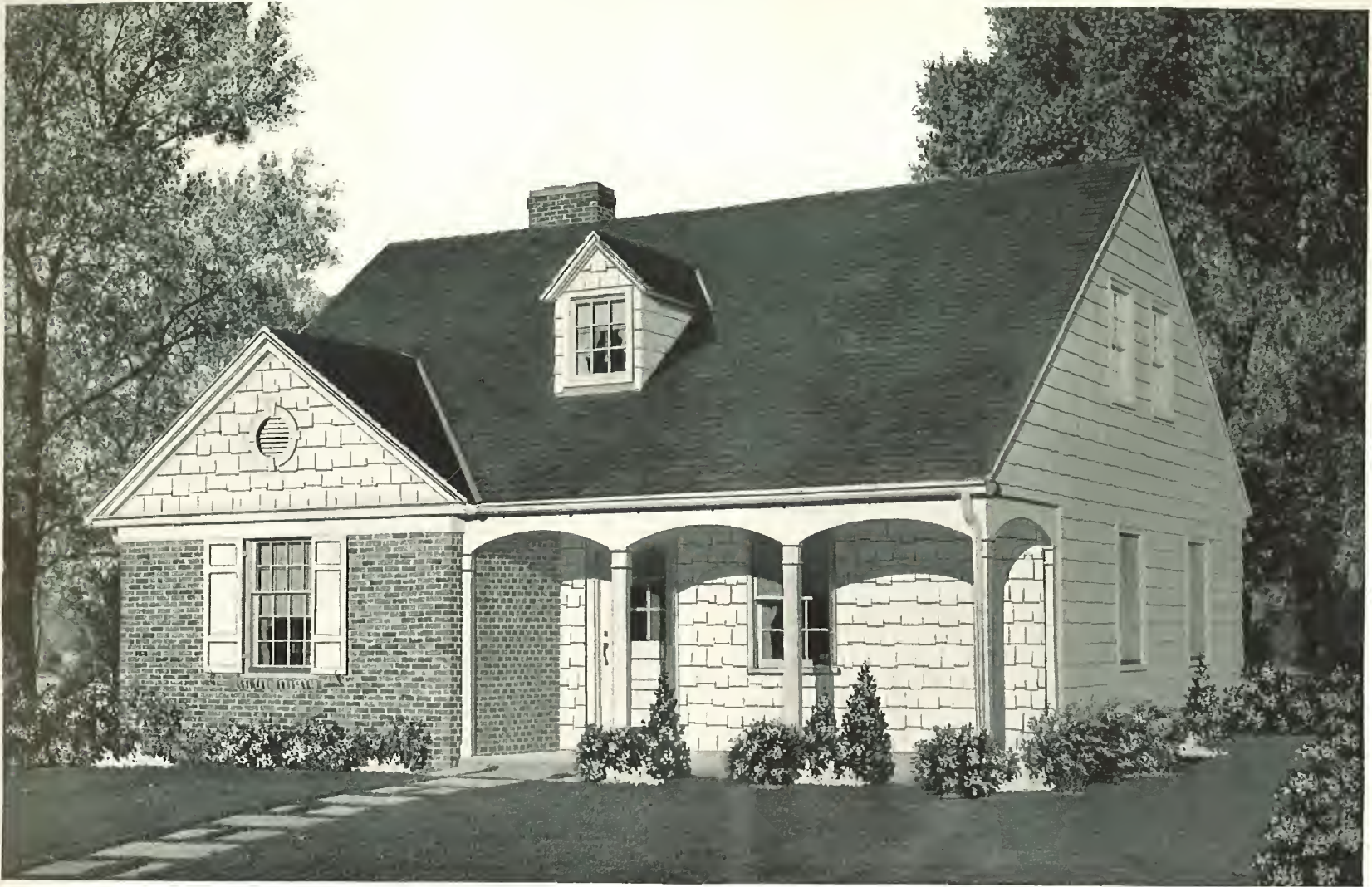
SECOND FLOOR

COMPLETE PLANS  
MAKES BUILDING EASY

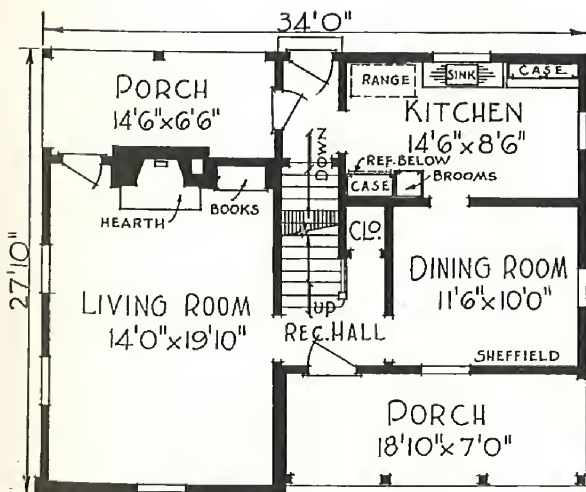


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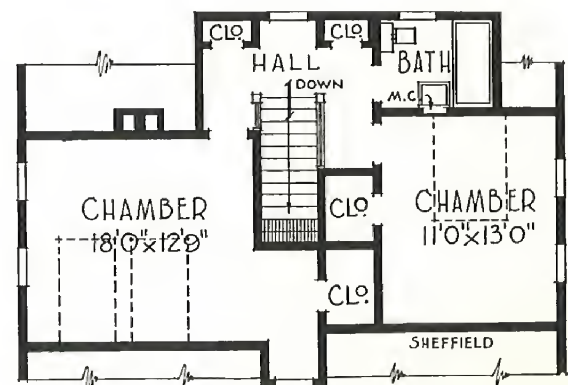


FIRST FLOOR

15200 CUBIC FEET

## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
FIRST FLOOR ..... 8 FT. 2 IN.  
SECOND FLOOR ..... 8 FT.



SECOND FLOOR

COMPLETE PLANS  
MAKES BUILDING EASY

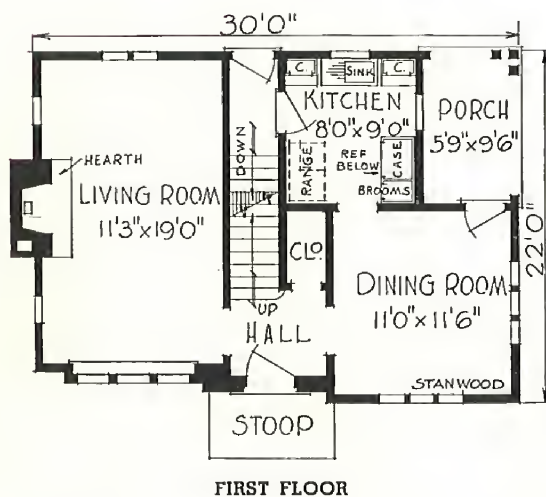


# THE STANWOOD

FIVE ROOMS AND BATH



Here, we see the full charm of the English cottage style. Not only does it possess a cheerful attractiveness in appearance, but it also provides large well planned and well equipped rooms. The living room is especially large. The garden porch at the rear of the dining room is an added feature.

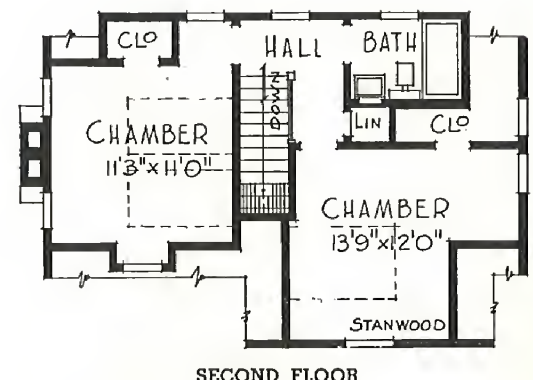


## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
FIRST FLOOR ..... 8 FT. 2 IN.  
SECOND FLOOR ..... 8 FT.

13600 CUBIC FEET

FULL INFORMATION IS YOURS  
FOR THE ASKING



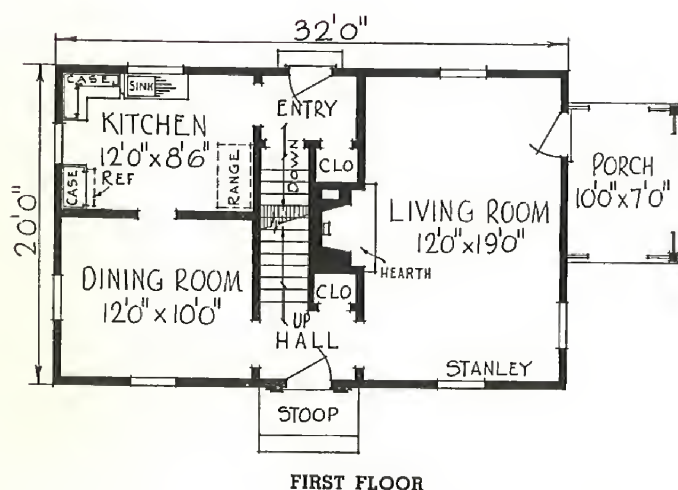


# THE STANLEY

FIVE ROOMS AND BATH

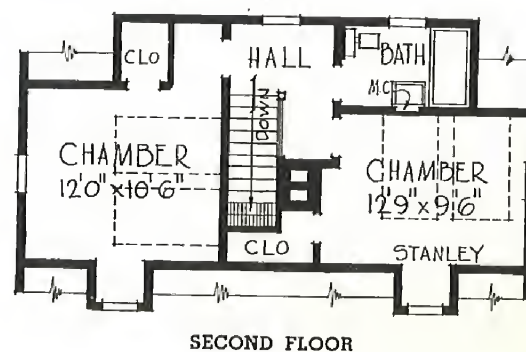


The delightful homelike quality of this charming Cape Cod home, does not depend upon expensive materials, but upon good proportion, symmetrical spacing of windows and the use of a pleasing colonial entrance. The shutters add color to this truly American home. Picture it surrounded by stately trees and well-kept, beautifully landscaped lawns. Note the splendid arrangement of the interior. Surely there is every convenience here.



14500 CUBIC FEET

CEILING HEIGHTS  
 BASEMENT ..... 7 FT.  
 FIRST FLOOR... 8 FT. 2 IN.  
 SECOND FLOOR... 7 FT. 6 IN.

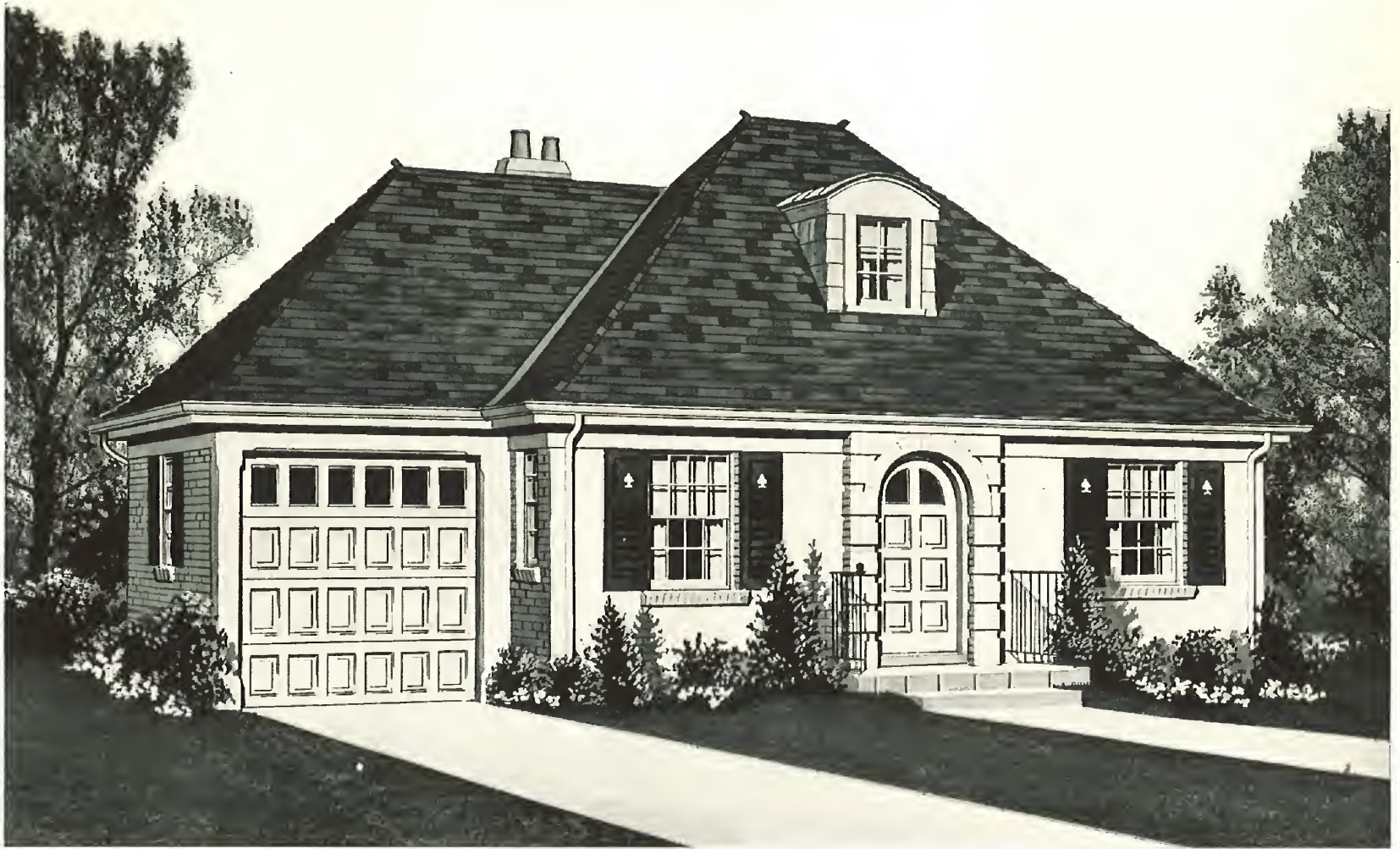


WE HAVE COMPLETE COSTS AT OUR OFFICE



# THE SAVOY

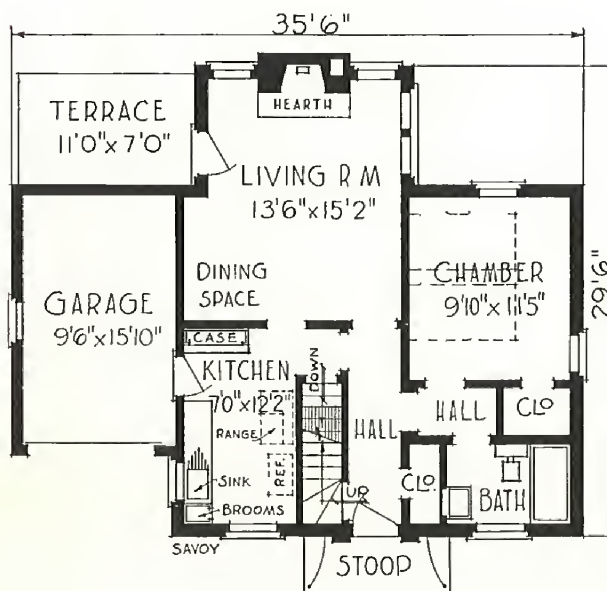
OFFERS THREE ROOMS OR FIVE ROOMS



The fine appearance of this French cottage is gained through simplicity of detail, careful proportion and appropriate windows symmetrically placed. The interior is designed with all modern features as a study of the floor plan will show.

For many, a house without a garage is not a complete home. Here it forms an integral part of the architecture and is convenient.

DURABLE MATERIALS AND CONSTRUCTION ARE PROVIDED FOR EVERY HOME IN THIS BOOK.

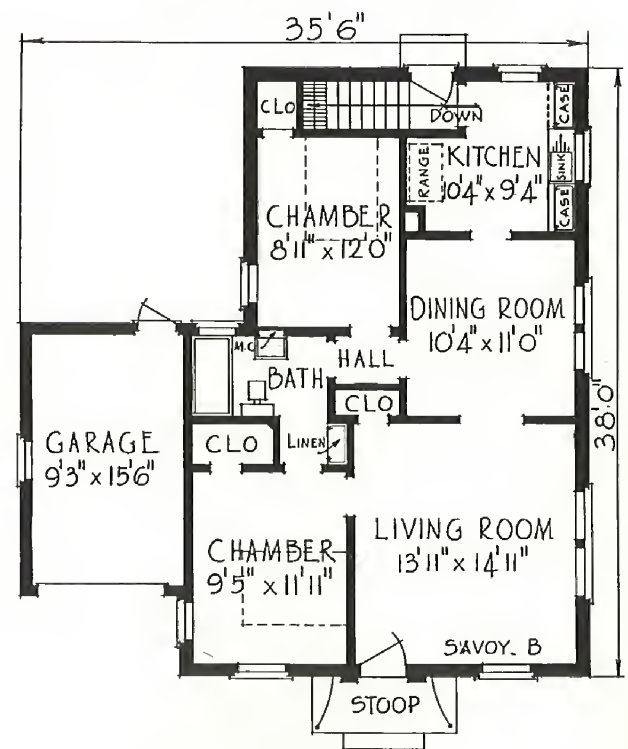


FLOOR PLAN—A

## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
MAIN FLOOR ..... 8 FT.

PLAN A.....12800 CU. FT.  
PLAN B.....17700 CU. FT.



FLOOR PLAN—B

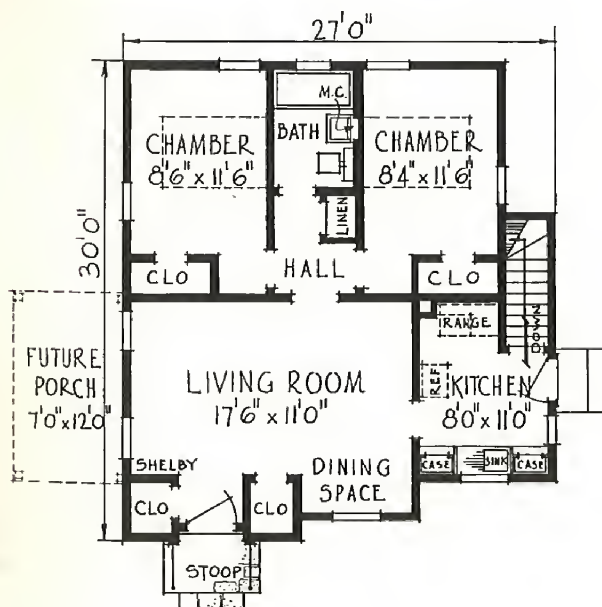


# THE SHELBY

OFFERS TWO DIFFERENT FLOOR PLANS



You will find a homey atmosphere and an air of charm and contentment about this beautiful little Colonial cottage. Both plans are designed for convenience, practicability and comfort. Modern in every sense of the word and economical to build, this home deserves careful consideration.

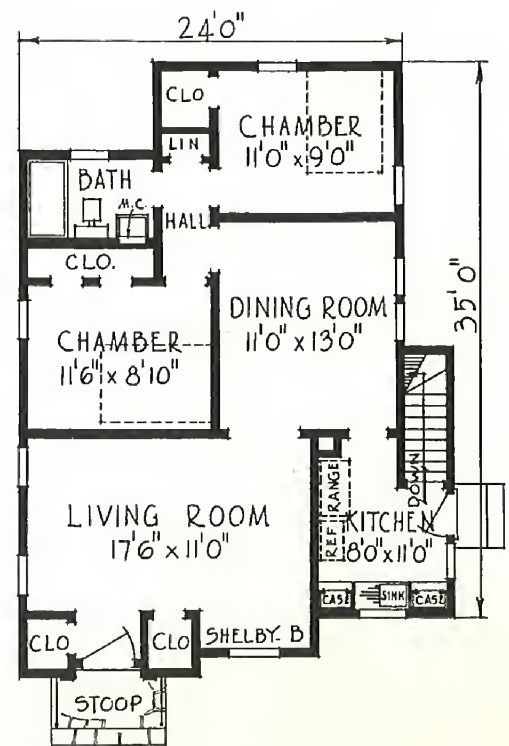


## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
MAIN FLOOR ..... 8 FT.

PLAN A..... 9900 CU. FT.  
PLAN B..... 14500 CU. FT.

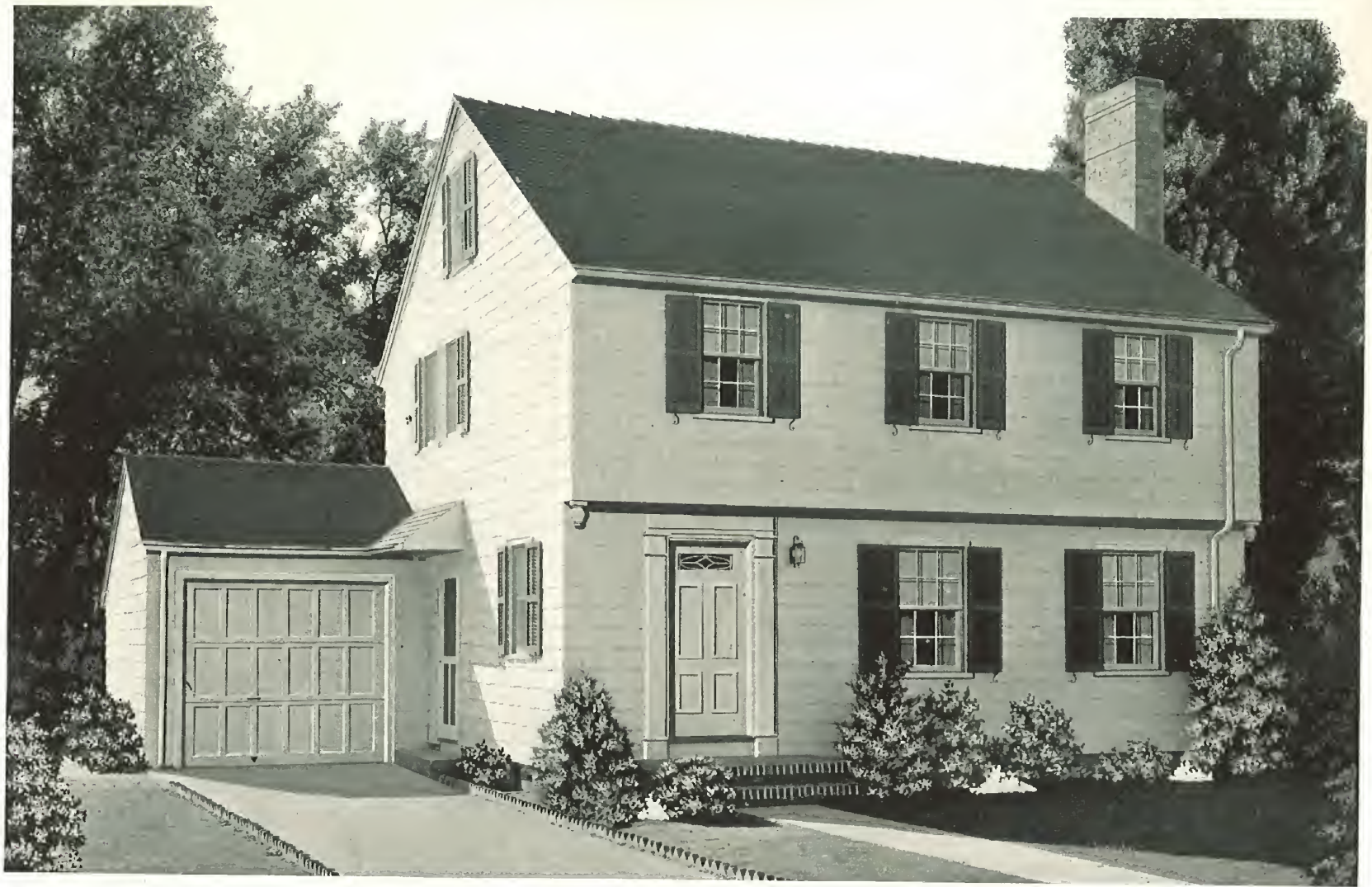
Stable construction cannot be stressed enough if a home-owner expects to realize satisfaction and happiness from his investment.



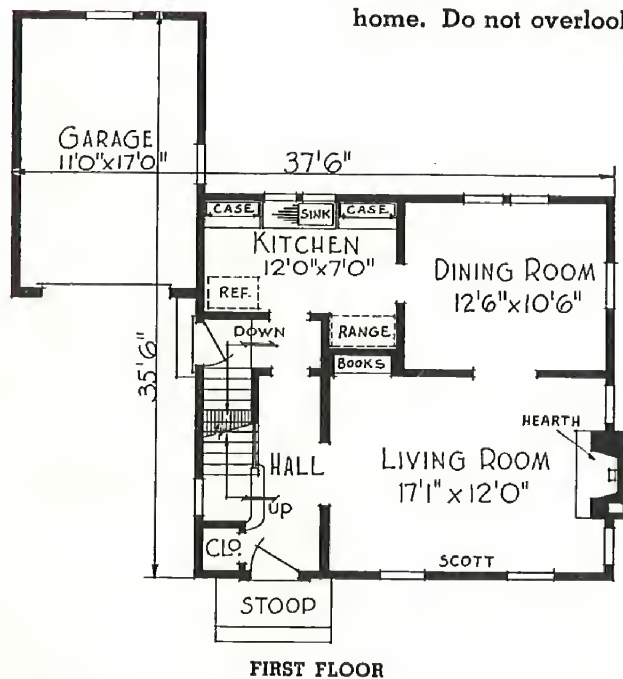


# THE SCOTT

SIX ROOMS, BATH AND GARAGE



In simplicity of line and form lies often the greatest of beauty; the effective simplicity of this home is at once noted. The doorway treatment is in evident good taste, the areas of contrast are well chosen. Of late years this type of home has come into its own, as it well should—an American Colonial home. Do not overlook the large well placed rooms and interior conveniences.

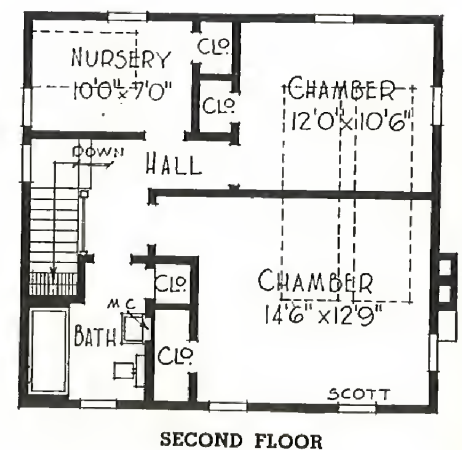


18500 CUBIC FEET

## CEILING HEIGHTS

BASEMENT	7 FT.
FIRST FLOOR	8 FT. 2 IN.
SECOND FLOOR	8 FT.

In having your garage attached to the house some economy in construction and much economy in time is effected.





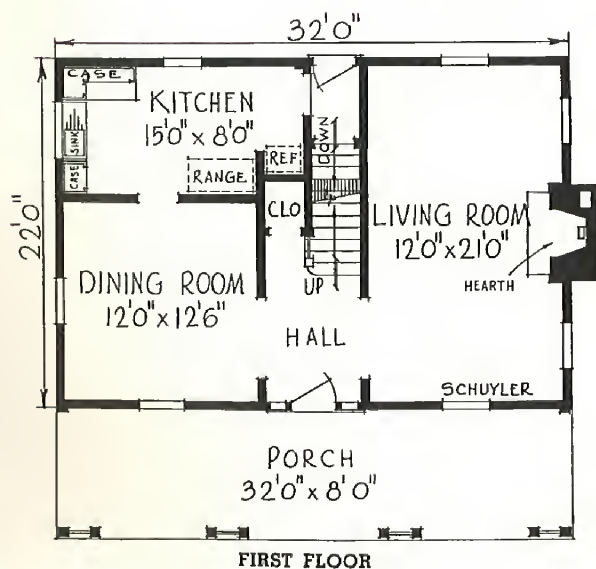
# THE SCHUYLER

SIX ROOMS AND BATH



Embodying, as it does, all the artistic excellence of Dutch Colonial home architecture and fully equipped with modern American space and labor saving devices, this home is most certainly complete.

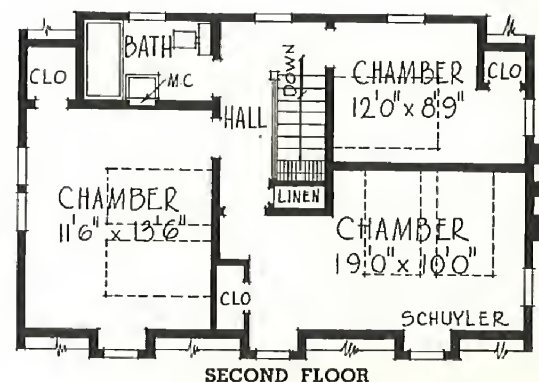
The charming chimney and effective entrance lend distinction to the front of the house. The pillared porch, formed by a downward sweep of the shingled roof, creates a pleasing balance to the attractive design.



17500 CUBIC FEET

## CEILING HEIGHTS

FIRST FLOOR.....8 FT. 2 IN.  
SECOND FLOOR .....7 FT. 8 IN.  
BASEMENT .....7 FT.

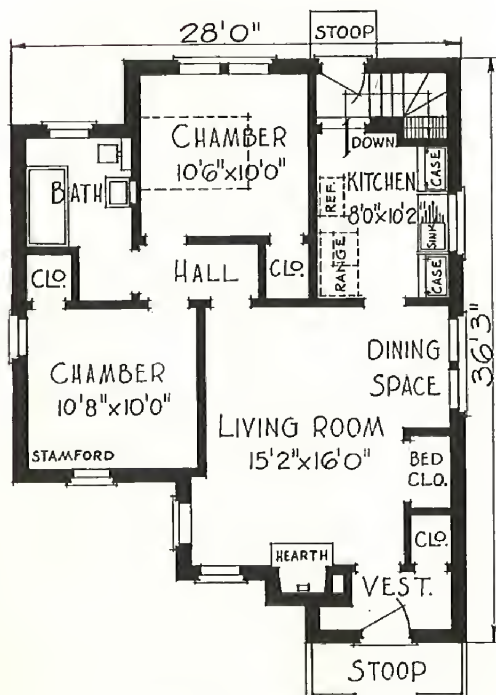
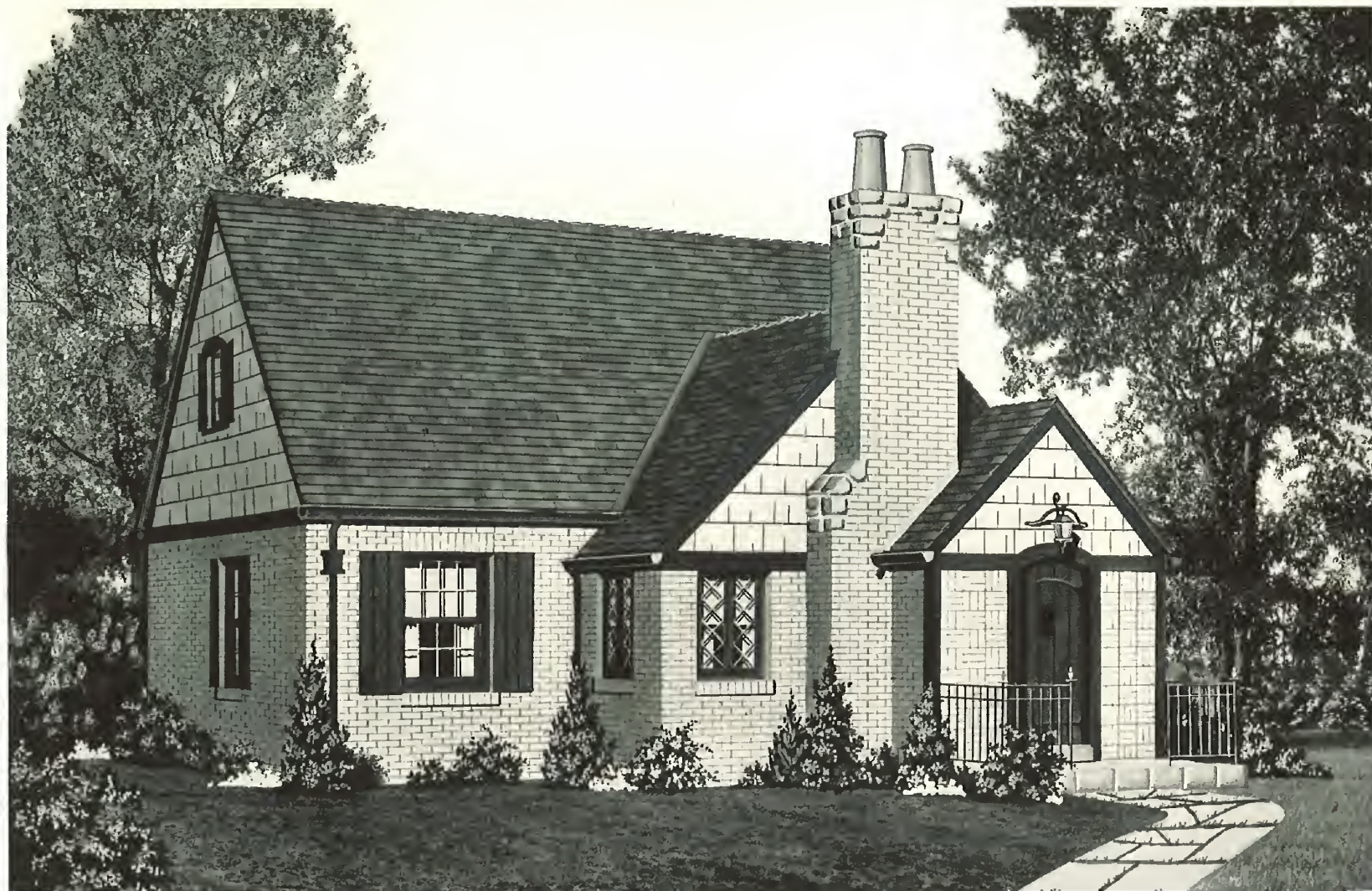


In placing emphasis on stable construction, the designs pictured will pass rigid examination by the most experienced builders.



# THE STAMFORD

OFFERS TWO DIFFERENT FLOOR PLANS



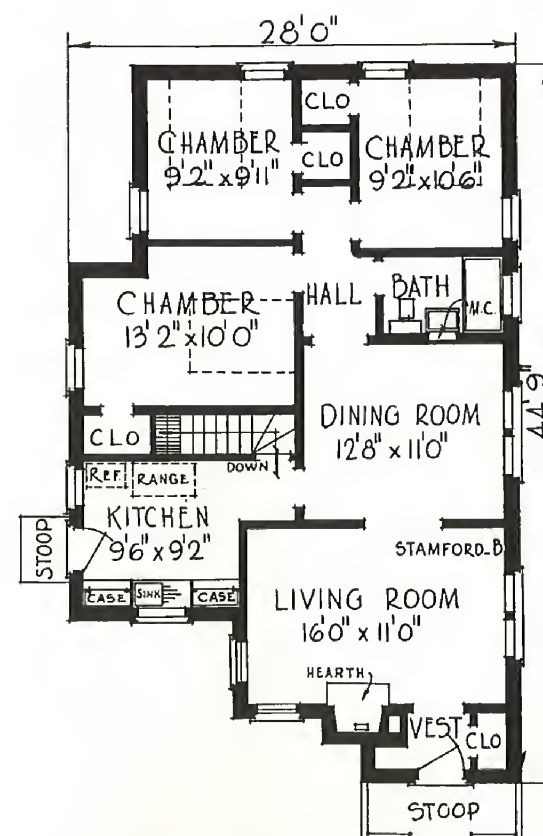
PLAN A—TWO CHAMBERS

The English type cottage here illustrated provides compact, convenient and comfortable floor plans. The chimney, with its quaint flue pots and the beautiful arched entrance and door are pleasing details. Those who choose either floor plan will have no regrets. The exterior walls are of brick construction.

## CEILING HEIGHTS

BASEMENT .....	7 FT.
MAIN FLOOR .....	8 FT.

PLAN A .....	13100 CU. FT.
PLAN B .....	19700 CU. FT.

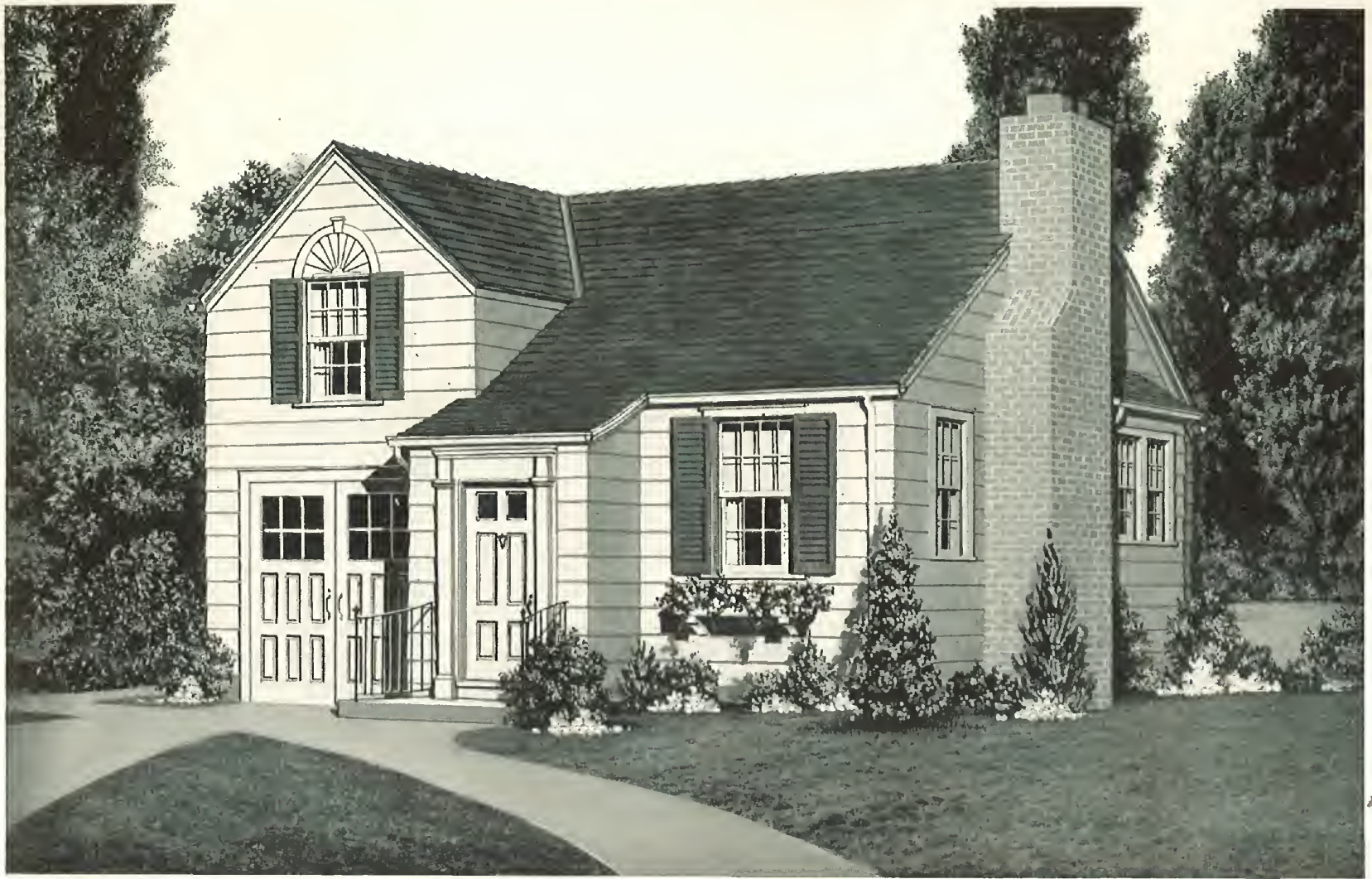


PLAN B—THREE CHAMBERS



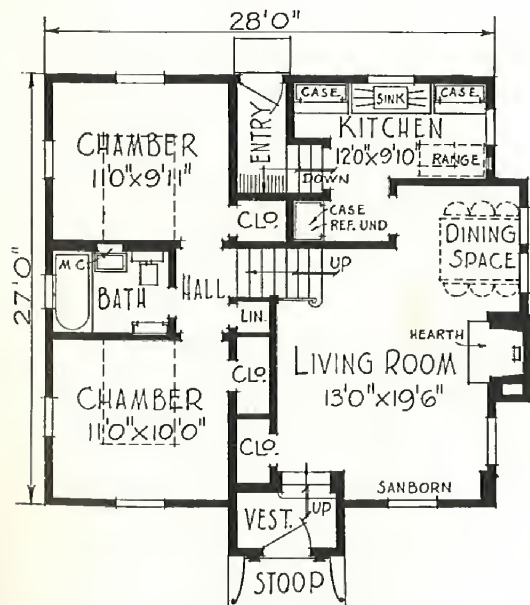
# THE SANBORN

TWO DIFFERENT FLOOR PLANS WITH GARAGE



ASK FOR COMPLETE INFORMATION  
AND ESTIMATE OF COSTS

When viewing this charming home one feels as if he wanted to own it, for it is tasty, quite appropriate, and practical in every line. The grade level garage is modern and convenient. The chambers are but eight steps above the living room floor.



FLOOR PLAN—A

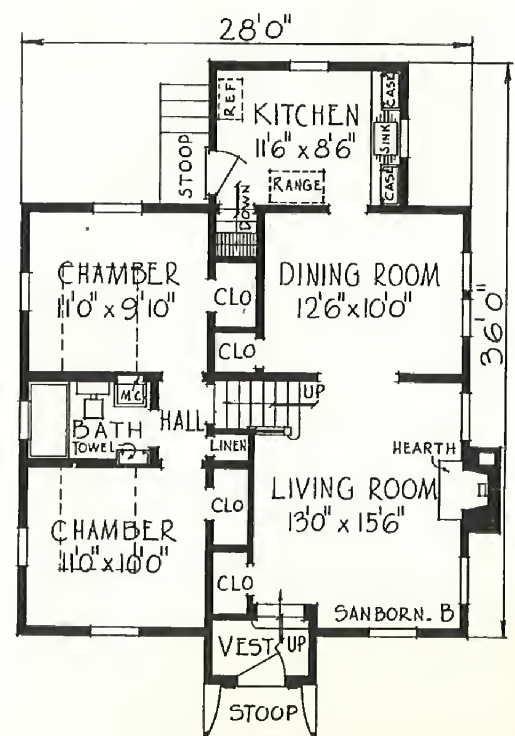
## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
MAIN ROOMS ..... 8 FT.  
CHAMBERS ..... 7 FT. 6 IN.

PLAN A ..... 12700 CU. FT.  
PLAN B ..... 14700 CU. FT.

PLAN A PROVIDES FOUR ROOMS, BATH,  
DINING SPACE AND GARAGE

PLAN B PROVIDES FIVE ROOMS, BATH  
AND GARAGE



FLOOR PLAN—B



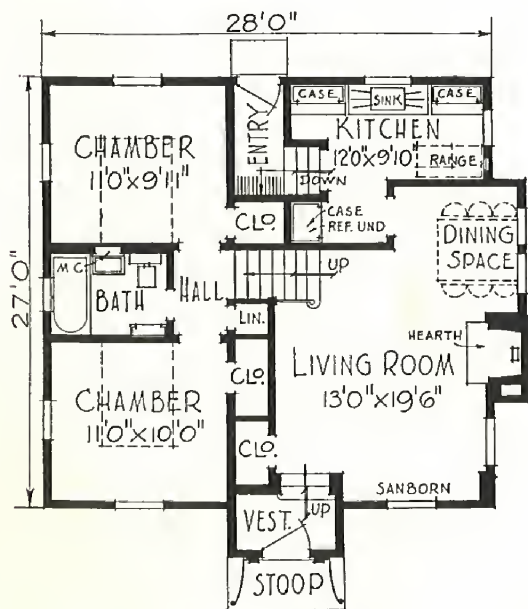
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FLOOR PLAN—A

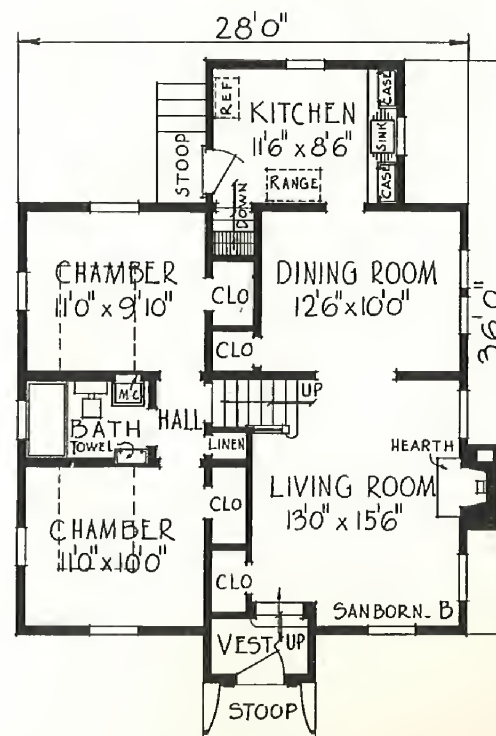
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BASEMENT ..... 7 FT.  
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CHAMBERS ..... 7 FT. 6 IN.

PLAN A..... 12700 CU. FT.  
PLAN B..... 14700 CU. FT.

PLAN A PROVIDES FOUR ROOMS, BATH,  
DINING SPACE AND GARAGE

PLAN B PROVIDES FIVE ROOMS, BATH  
AND GARAGE

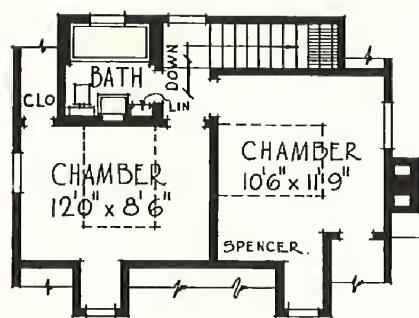
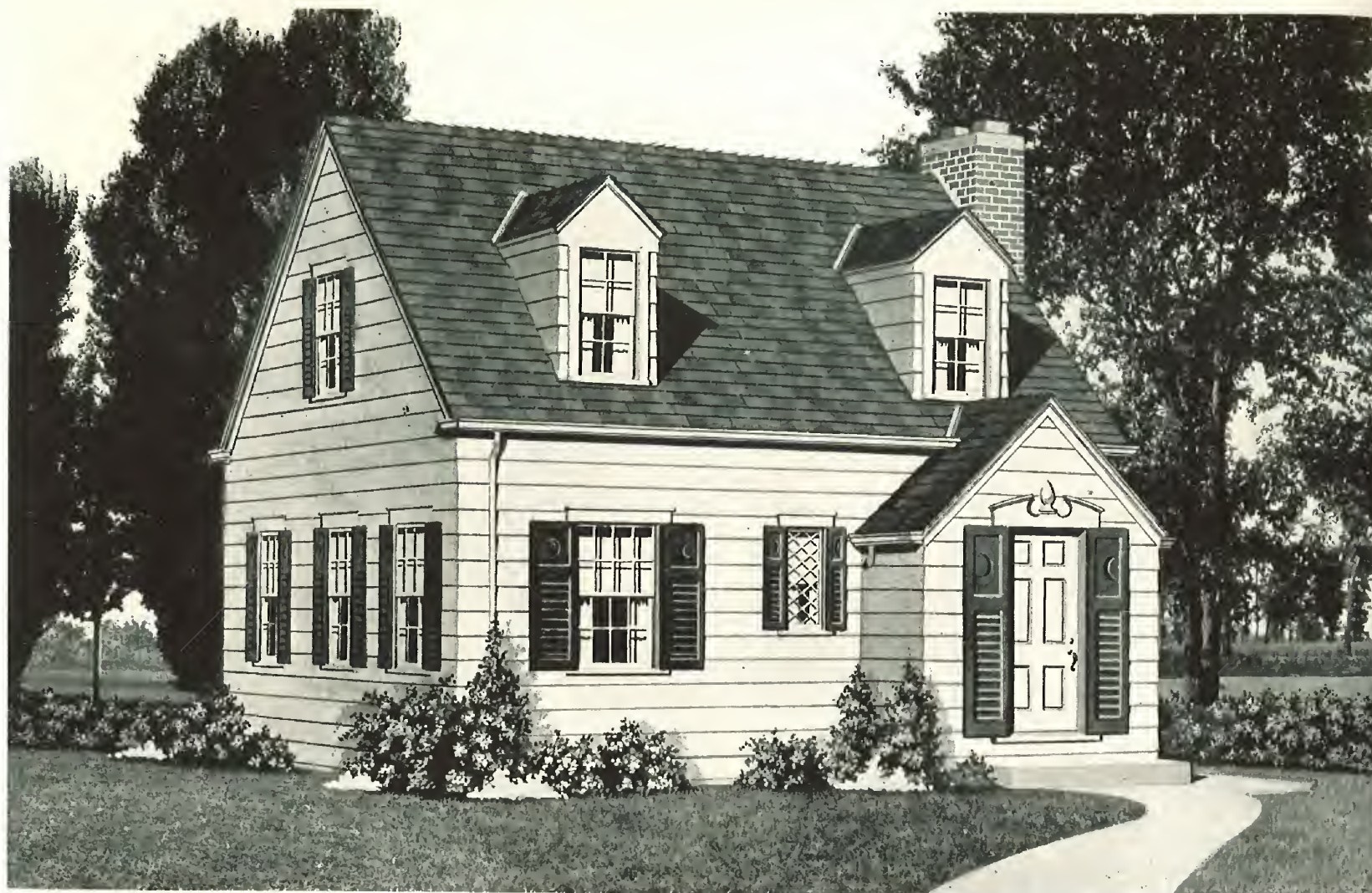


FLOOR PLAN—B

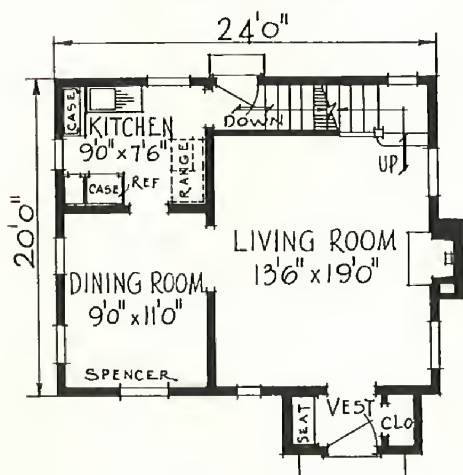


# THE SPENCER

FIVE ROOMS AND BATH—OFFERS TWO SIZES



SECOND FLOOR—A



FIRST FLOOR—A

*An* exceptionally light and cheerful home with a natural fireplace in a large living room. The simple design of the exterior is very effective and appropriate. Inexpensive to build, of pleasing Cape Cod architecture and particularly designed to bring convenience and comfort in fullest measure.

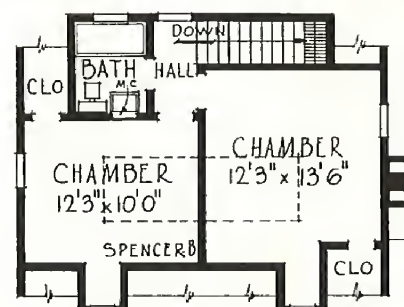
## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
FIRST FLOOR ..... 8 FT.  
SECOND FLOOR ..... 7 FT. 6 IN.

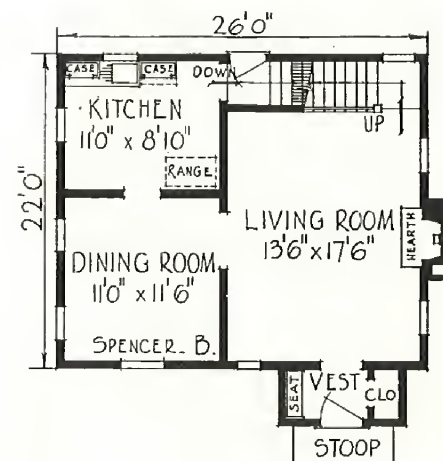
PLAN A ..... 10500 CU. FT.  
PLAN B ..... 13100 CU. FT.

## NOTE

PLAN-B IS TWO FEET WIDER AND TWO FEET DEEPER THAN PLAN-A



SECOND FLOOR—B

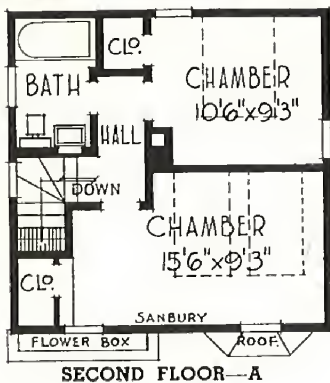


FIRST FLOOR—B



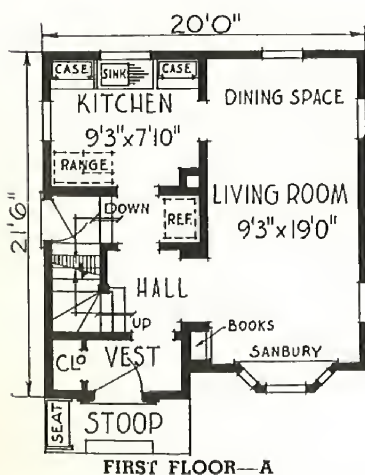
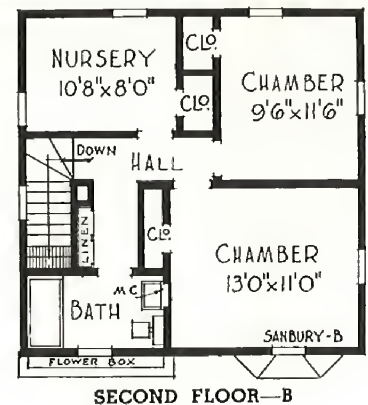
# THE SANBURY

OFFERS TWO DIFFERENT FLOOR PLANS



This is an attractive home where nothing has been slighted that might enhance the flavor of American Precedent. Within, the design fulfills a promise of comfortable and convenient arrangement. The rooms are large and well lighted.

The kitchen is well equipped with labor saving devices and cabinets so much appreciated by the modern housewife.



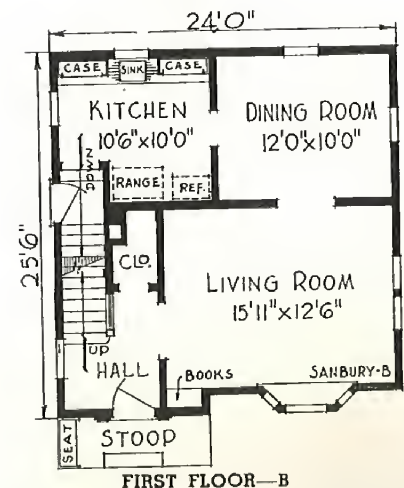
## CEILING HEIGHTS

BASEMENT	7 FT.
FIRST FLOOR	8 FT.
SECOND FLOOR	7 FT. 6 IN.

PLAN A	10200 CU. FT.
PLAN B	14750 CU. FT.

## NOTE

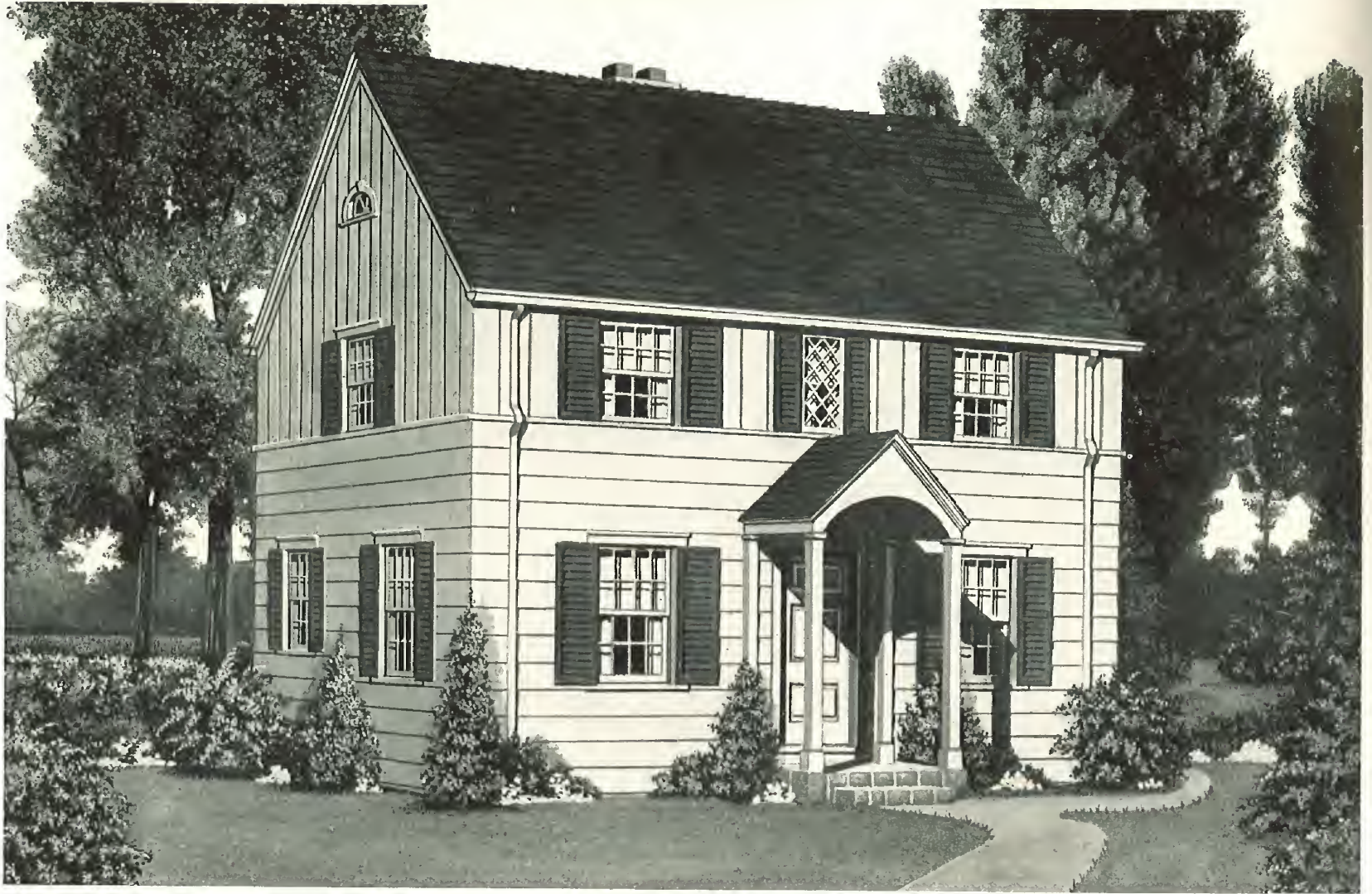
PLAN A—OFFERS EITHER FOUR OR FIVE ROOMS AND BATH  
PLAN B—OFFERS SIX ROOMS AND BATH



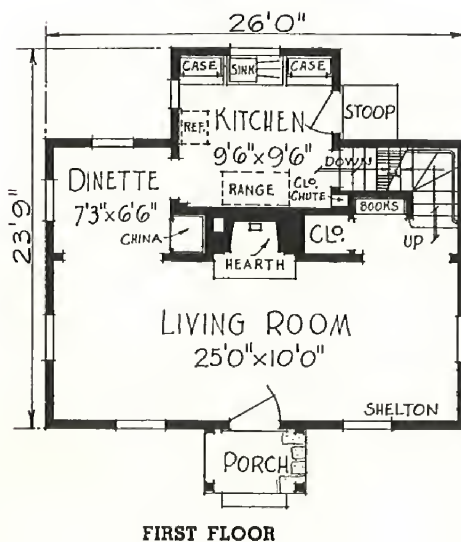


# THE SHELTON

FIVE ROOMS AND BATH



A real Colonial home of simple, tasteful design. The large living room, fireplace, dinette, and kitchen are conveniently planned for the first floor. The second floor provides two large chambers. Comfort, economy, and design were carefully considered when planning this home.

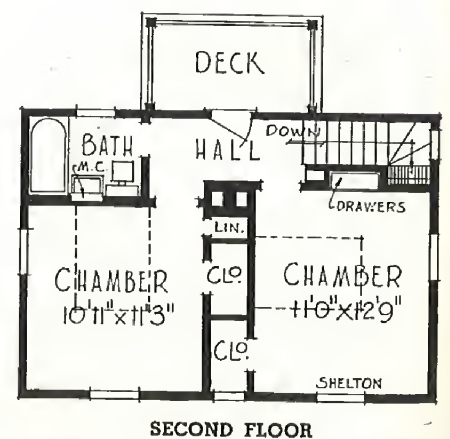


## CEILING HEIGHTS

BASEMENT .....	7 FT.
FIRST FLOOR .....	7 FT. 8 IN.
SECOND FLOOR .....	7 FT. 6 IN.

12250 CUBIC FEET

ASK FOR COMPLETE COSTS  
OF THIS DESIGN



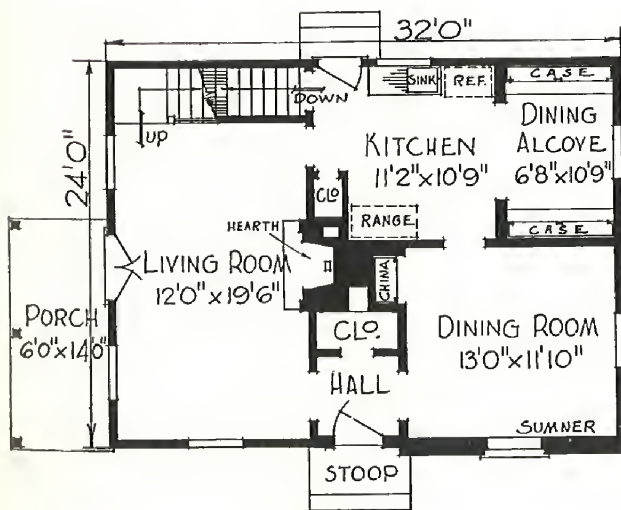


# THE SUMNER

SIX ROOM, BATH AND DINING ALCOVE



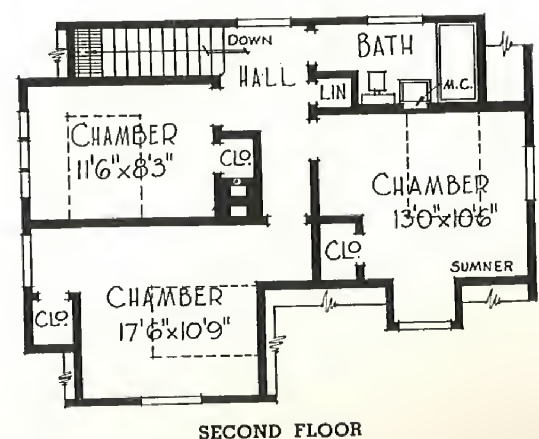
The passerby cannot help but stop and look at this attractive home. A home that anyone would take increasing pride in owning. The sloping roofs, and contrasting walls make a color scheme that is pleasing and interesting. The floor plan is exceptionally good from a housewife's point of view. All rooms are well lighted. The sleeping rooms are large and well arranged. A very pleasing example of variegated wall construction.



## CEILING HEIGHTS

BASEMENT	7 FT.
FIRST FLOOR	8 FT.
SECOND FLOOR	7 FT. 6 IN.

17000 CUBIC FEET



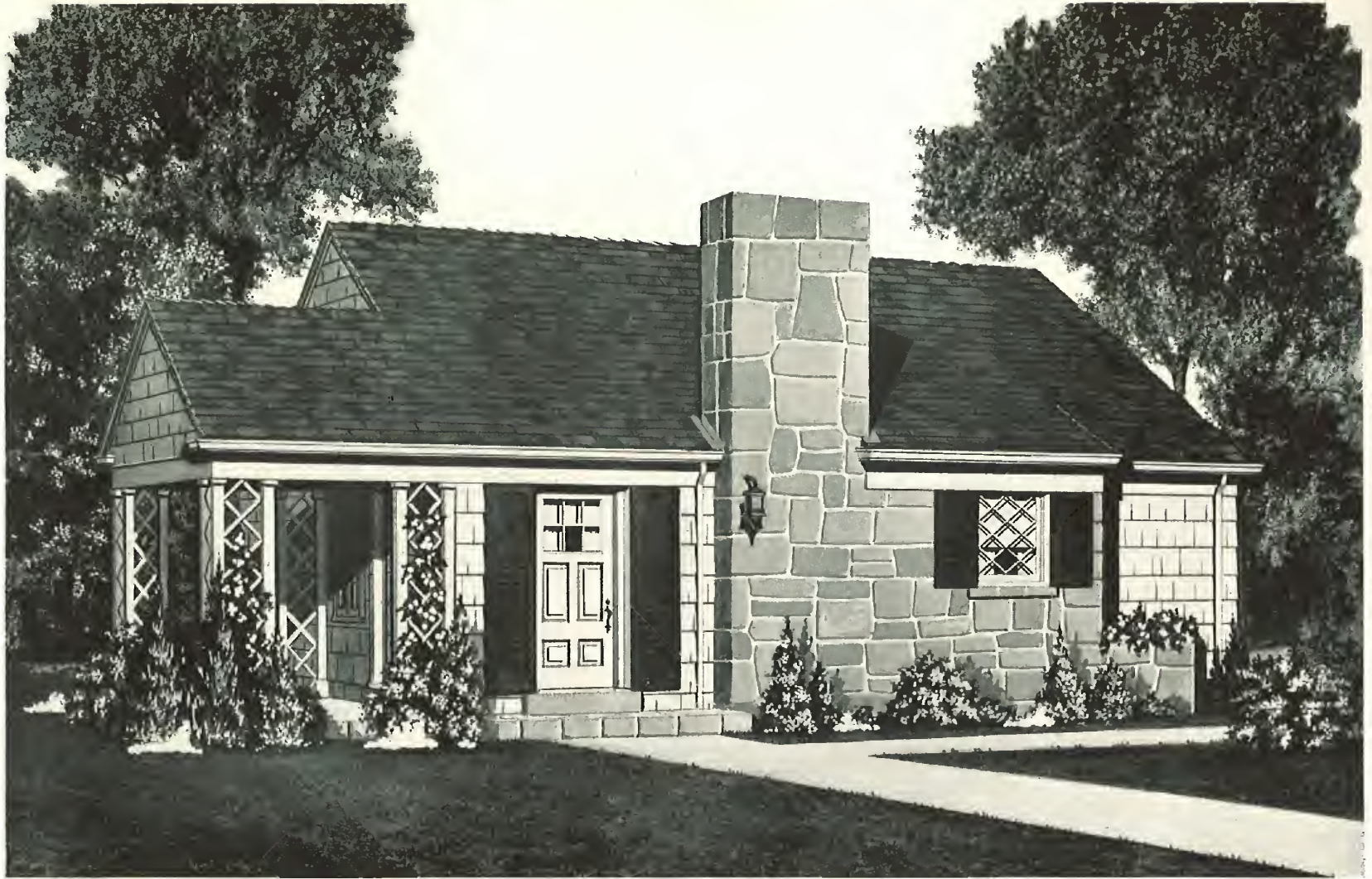
SECOND FLOOR

SEE US FOR COSTS  
AND ESTIMATES



# THE SPRINGFIELD

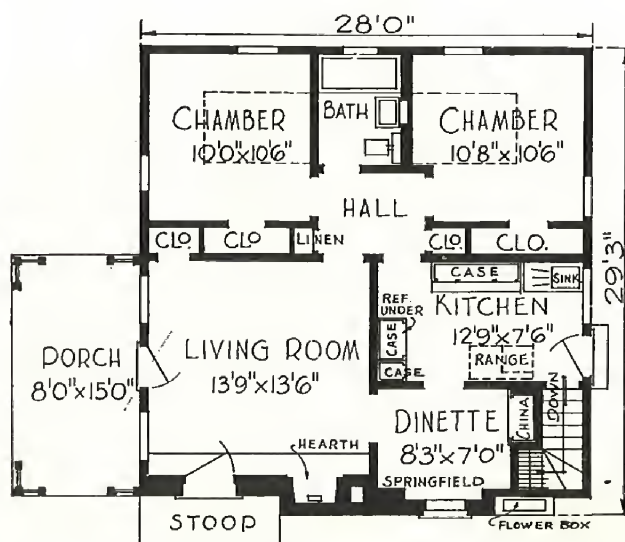
OFFERS EITHER FIVE ROOMS OR SIX ROOMS



*A* small, modern Home built along the Colonial style. Inside one finds the rooms efficiently arranged, cozy, and easy to keep. The shuttered entrance, stone chimney and trellised porch add a pleasing touch of hominess.

## CUBIC FEET

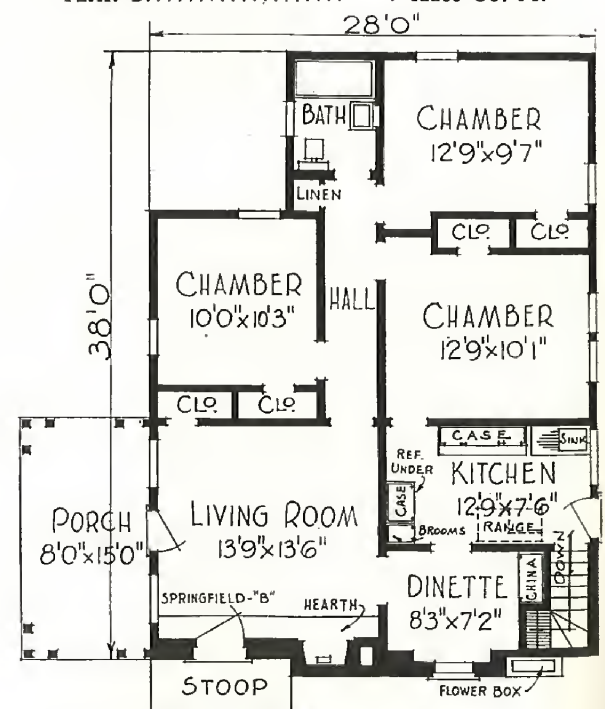
PLAN A.....	10500 CU. FT.
PLAN B.....	12250 CU. FT.



PLAN A—TWO BED ROOMS

**CEILING HEIGHTS**  
 BASEMENT ..... 7 FT.  
 MAIN FLOOR ..... 8 FT.

TWO PLANS TO  
CHOOSE FROM



PLAN B—THREE BED ROOMS



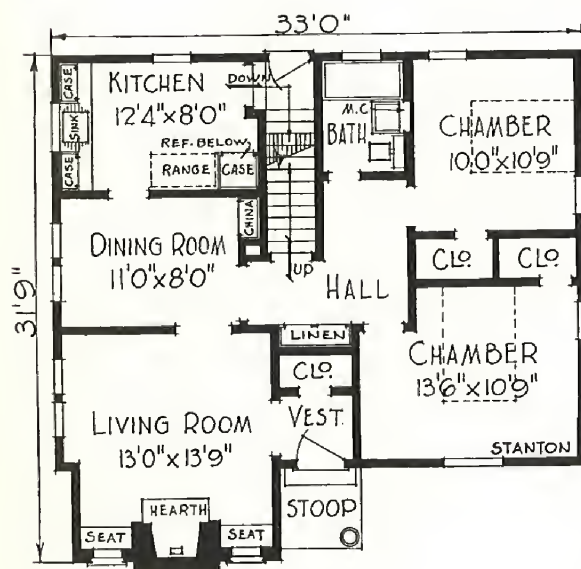
# THE STANTON

FIVE ROOMS AND BATH



The harmony of the design is the first thing to be commended in The Stanton. Straight, trim lines, balanced architectural parts, attention to detail, are all obvious in accompanying picture.

Here is brick, wood and stucco used in pleasing combination. Note the striking lines of chimney. Inside, the arrangement is particularly good—assuring every convenience and much comfort. Rooms are commodious.

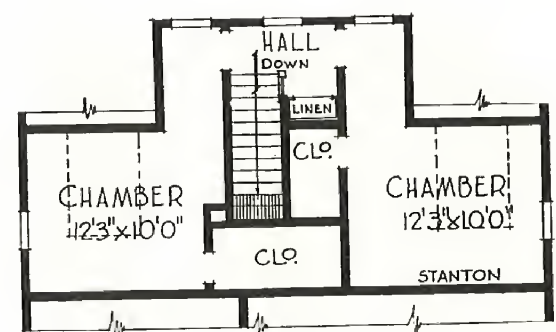


FLOOR PLAN

## CEILING HEIGHTS

FIRST FLOOR.....8 FT. 2 IN.  
BASEMENT .....7 FT.

18650 CUBIC FEET



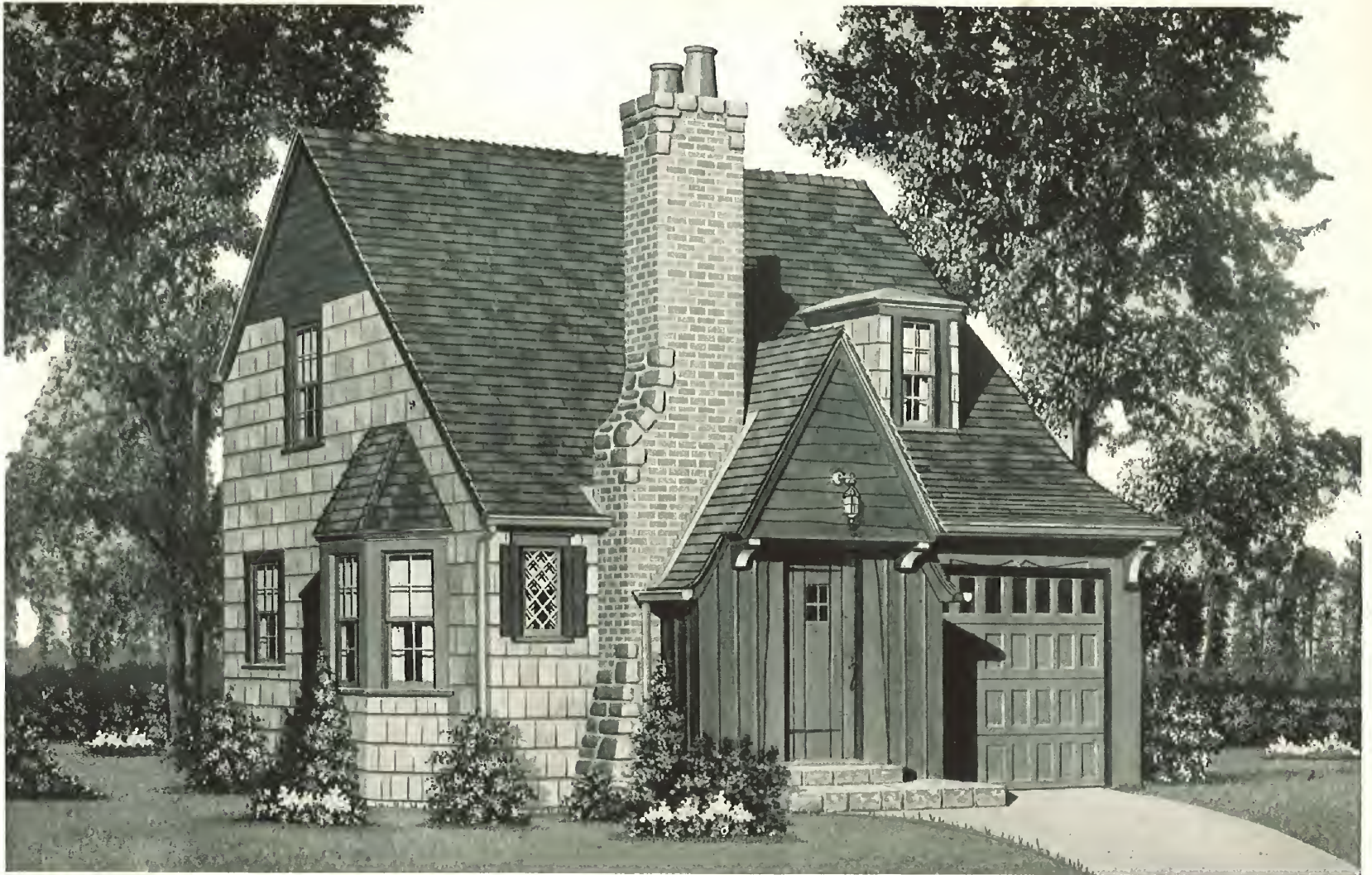
FUTURE ROOMS

THIS HOME IS DESIGNED TO ENABLE YOU TO BUILD TWO EXTRA ROOMS IN THE ATTIC FOR FUTURE USE.

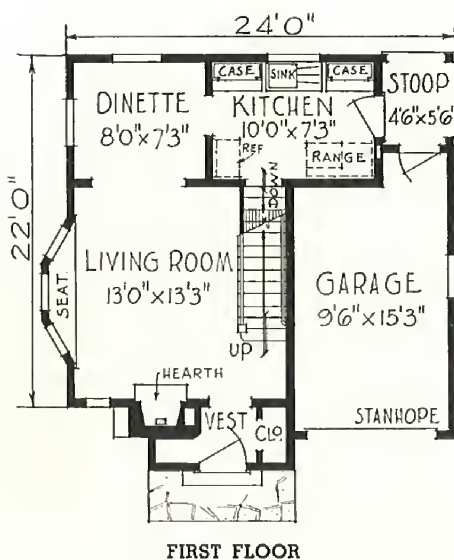


# THE STANHOPE

FIVE ROOMS, BATH AND GARAGE



This attractive English home demonstrates that the attached garage can be a pleasing feature of the design. On the inside are five sunny rooms planned efficiently and comfortably for modern living. This is a small home in size, yet the rooms are large and practical.

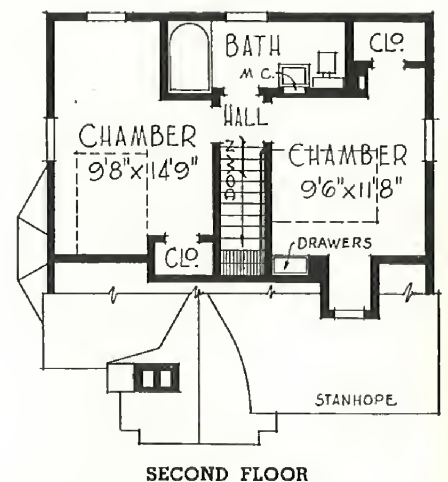


## CEILING HEIGHTS

BASEMENT .....	7 FT.
FIRST FLOOR .....	8 FT. 2 IN.
SECOND FLOOR .....	8 FT.

12000 CUBIC FEET

We will gladly assist you in making any alterations or changes desired and see that they are done to your entire satisfaction.



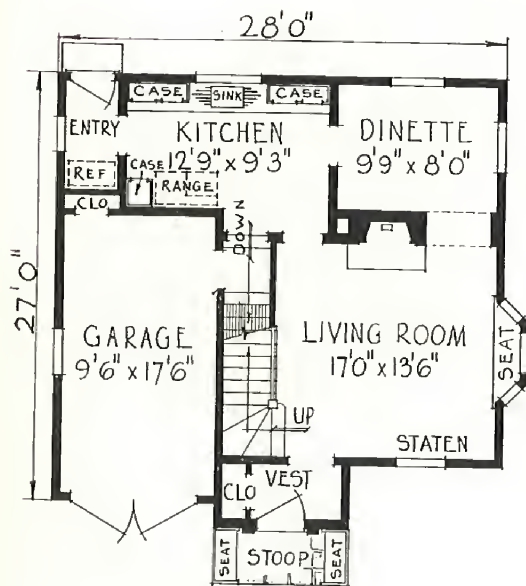


# THE STATEN

SIX ROOMS, BATH AND GARAGE



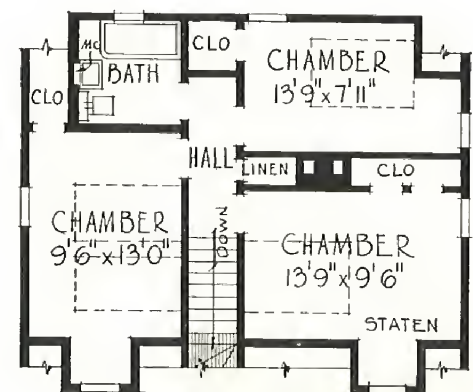
Colonial detail is followed throughout with harmonious results. The ground area is small considering the accommodations provided. This home not only offers the home comforts and conveniences of six well planned rooms but includes a garage as part thereof.



FIRST FLOOR

CEILING HEIGHTS	
BASEMENT	7 FT.
FIRST FLOOR	7 FT. 10 IN.
SECOND FLOOR	7 FT. 6 IN.

14000 CUBIC FEET



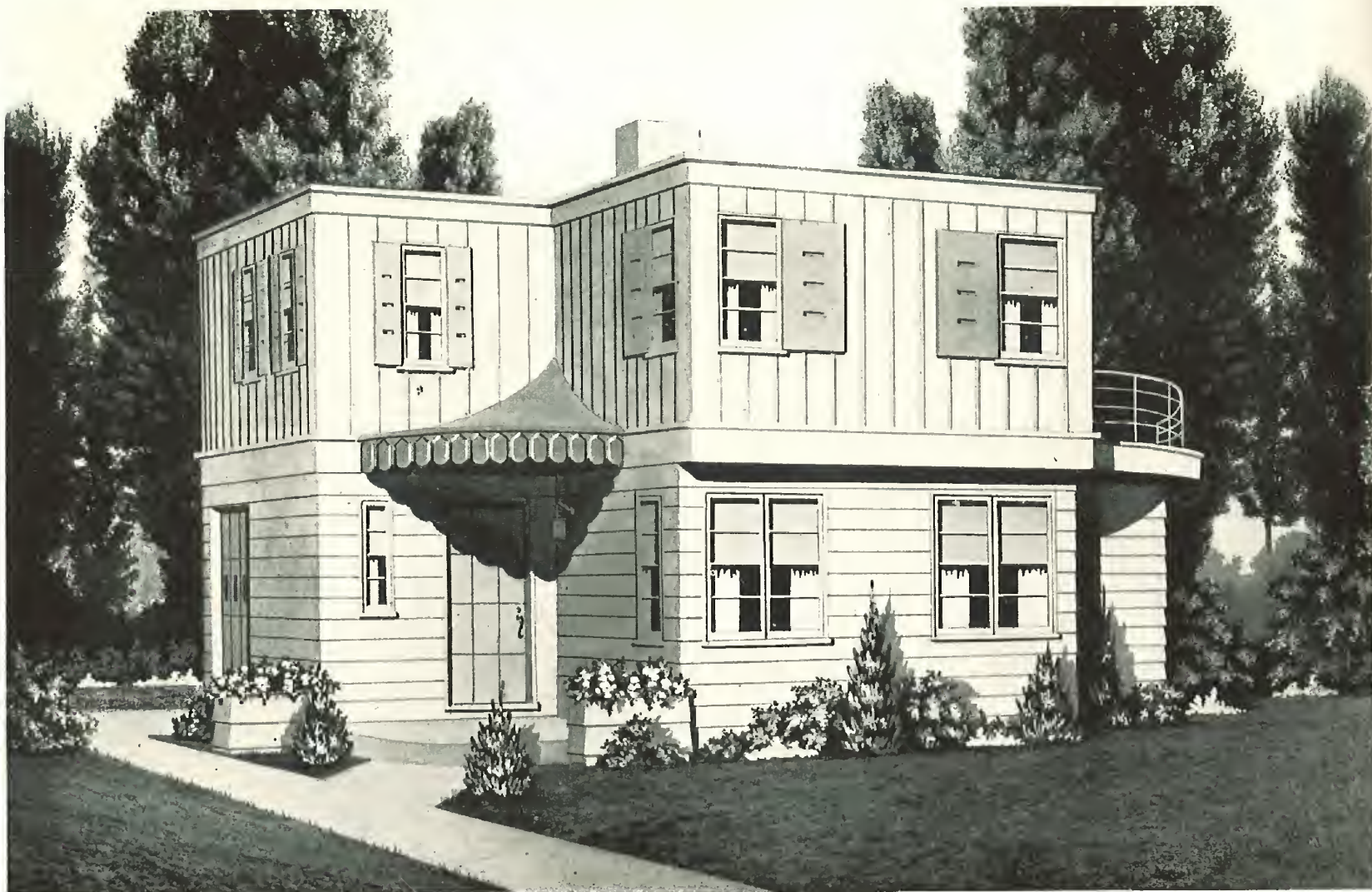
SECOND FLOOR

It is important that your materials reach you at the specified time.

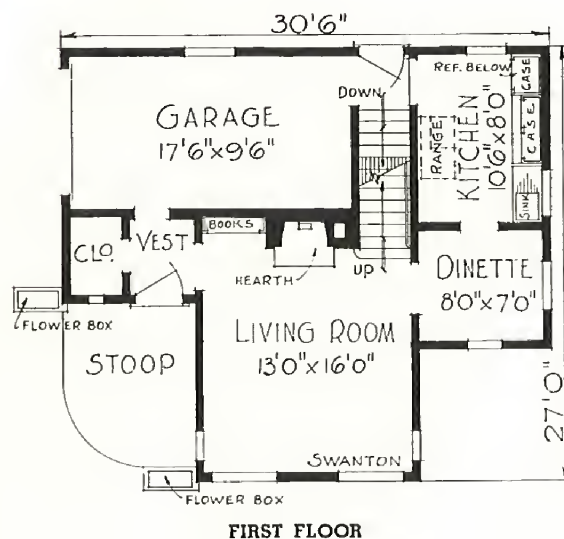


# THE SWANTON

FIVE ROOMS, BATH AND GARAGE



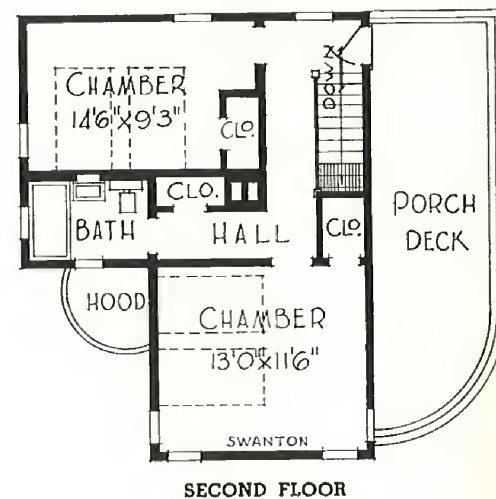
An excellent floor arrangement with a Modern exterior. The home builder can obtain the most usable space possible with this type of design and the construction costs are most economical. The splendid room arrangement, the fireplace, the model kitchen, the large chambers, the porch deck, and the built-in garage, are features worthy of note.



CEILING HEIGHTS	
BASEMENT	7 FT.
FIRST FLOOR	7 FT. 10 IN.
SECOND FLOOR	7 FT. 6 IN.

13500 CUBIC FEET

There never was a better opportunity for you to make such a lasting investment that will pay you dividends in happiness and enjoyment.



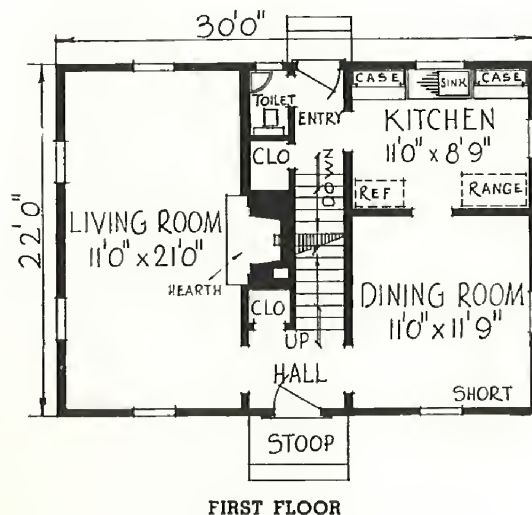


# THE SHORT

FIVE ROOMS, BATH AND TOILET



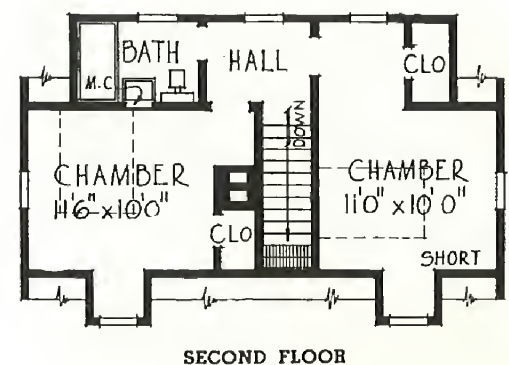
The Short is a distinctive Cape Cod home. It takes its place in small home construction as an ideal abode, not only because of its true period design, but also for its modern, and economical interior alignment. A home such as The Short, with its cozy and trim attractiveness would enhance any location in which it may be erected. One is impressed, immediately, by the inviting atmosphere of hospitality, which seems to radiate impartially to the casual on-looker.



13800 CUBIC FEET

## CEILING HEIGHTS

FIRST FLOOR	8 FT. 2 IN.
SECOND FLOOR	7 FT. 6 IN.
BASEMENT	7 FT.

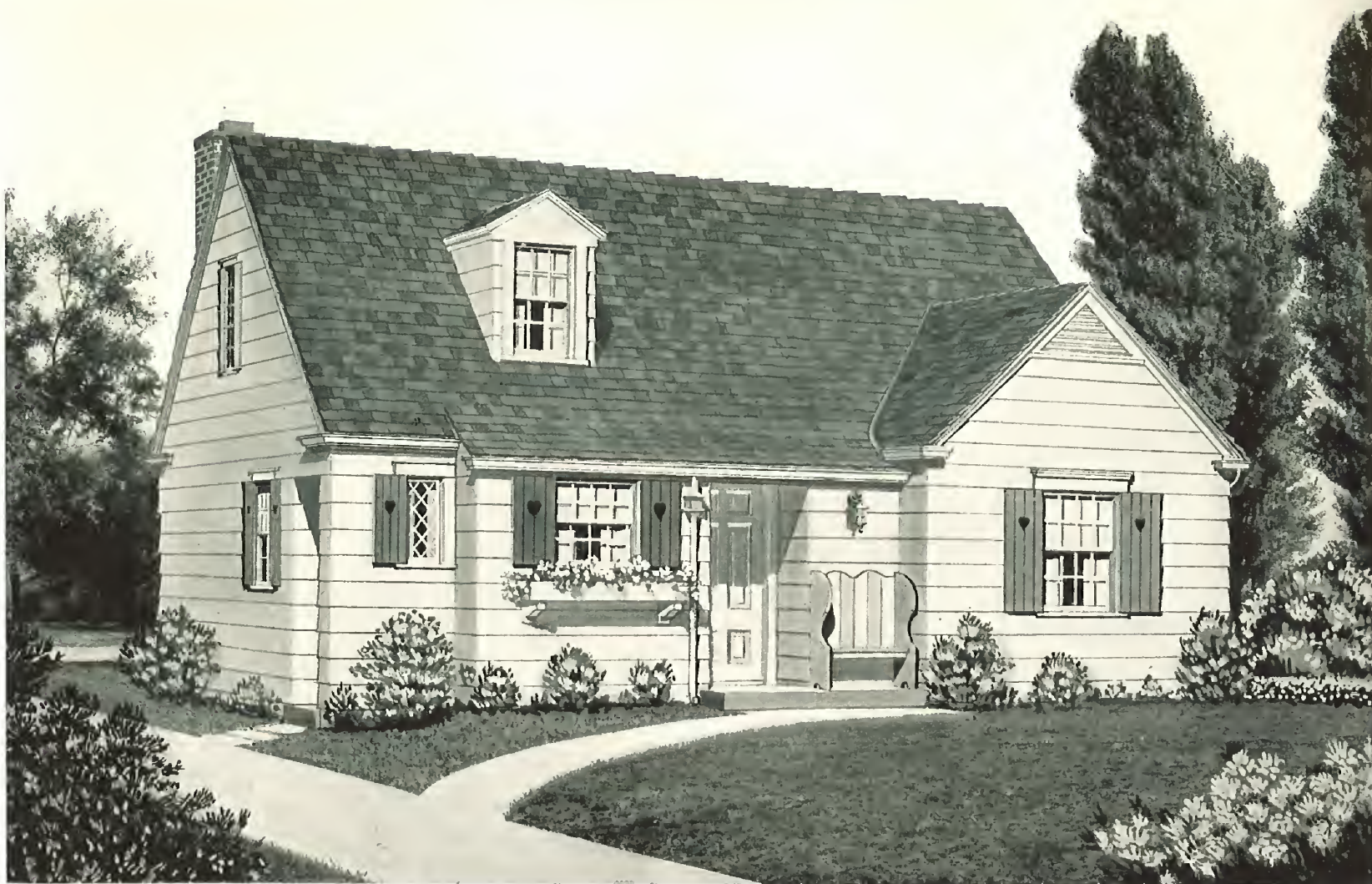


We Have Cost and Construction  
Data at Our Office.



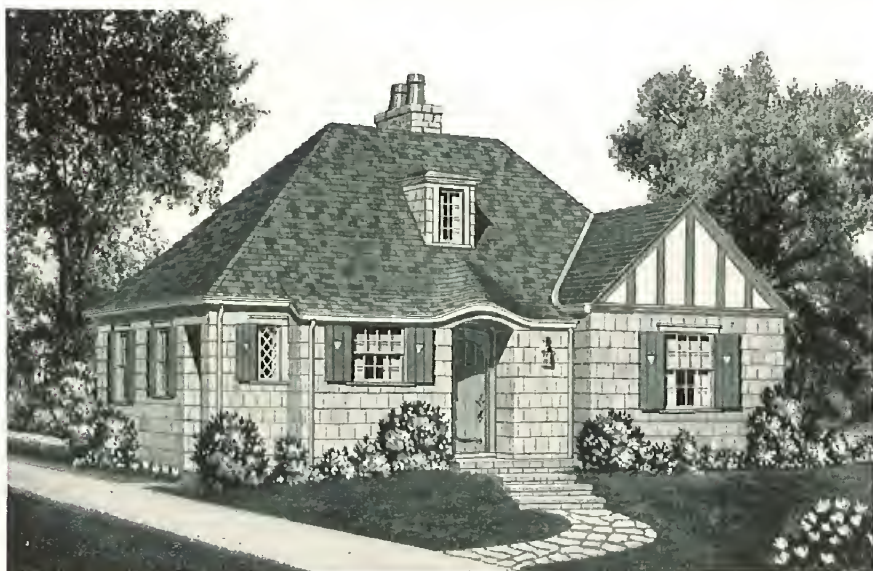
# THE SUMMIT

FOUR ROOMS, BATH AND DINING SPACE

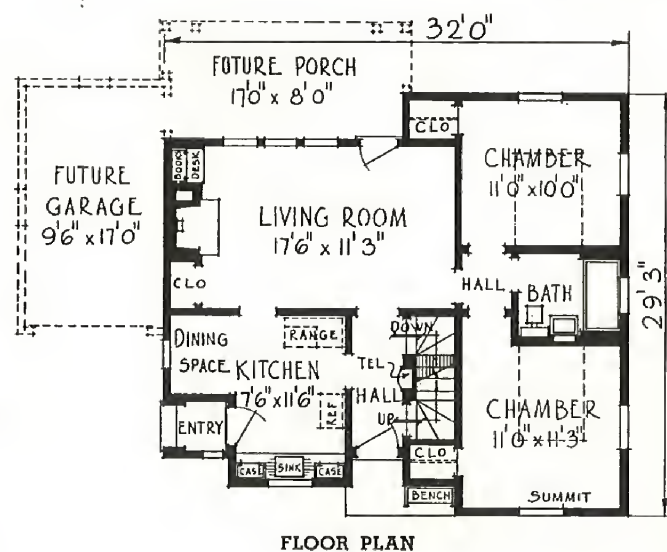


THE SUMMIT A

Even the most inexperienced layman will immediately appreciate the quality of this effective home done in the Colonial style. The interior arrangement of this model structure is an interesting departure from the usual plan. A stairway is provided for access to the large attic. Height of basement ceiling is 7 feet. Height of main floor ceiling is 8 feet.



THE SUMMIT B



## FUTURE GARAGE AND PORCH

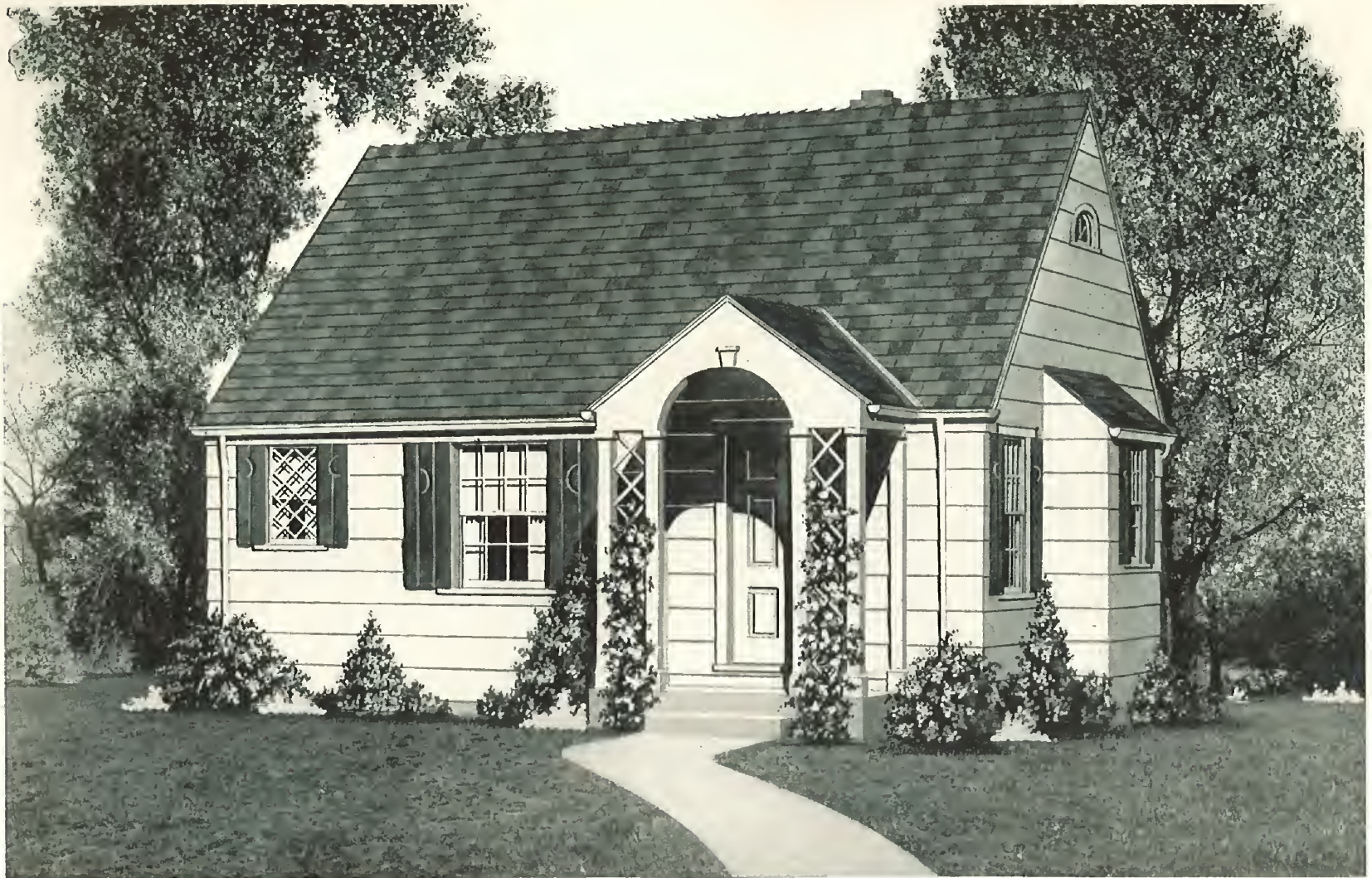
Adding a garage to the left and a garden porch to the rear of the living room will complete the efficiency and desirability to these homes. This, however, can be done at a later date if desired.

10600 CUBIC FEET



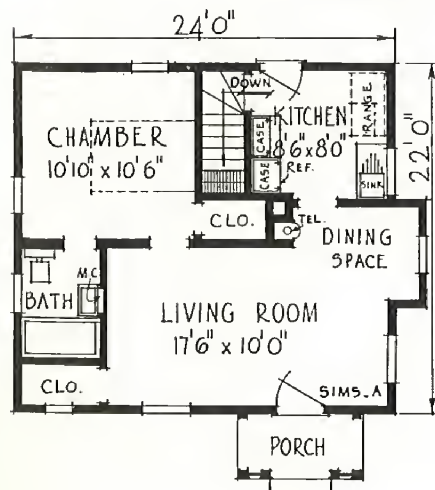
# THE SIMS

OFFERS THREE DIFFERENT FLOOR PLANS

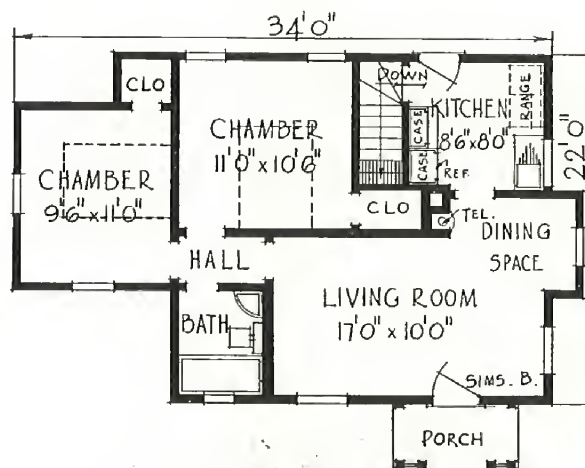


This charming bungalow is of the colonial style. A striking proof that this style of architecture is very well adapted to the small house. From the quaint porch we pass into the large living room. This room also offers dining space which separates the kitchen from the living room. The plans permit the utilizing of all space to the fullest possible extent. In the kitchen, for instance, no serviceability has been sacrificed.

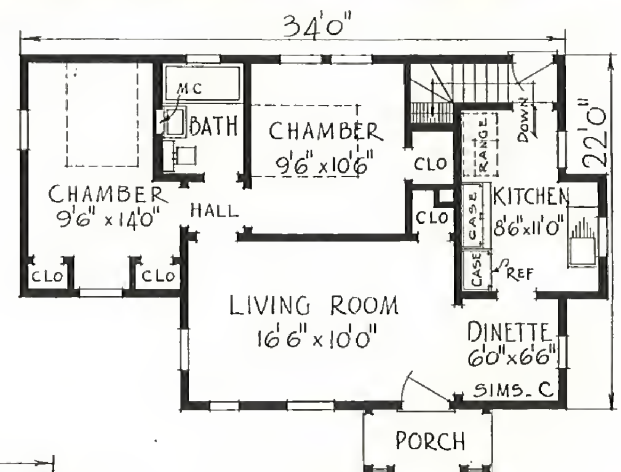
Three Plans to Choose From



FLOOR PLAN A



FLOOR PLAN B



FLOOR PLAN C

## CUBIC CONTENTS

PLAN A — 7000 CU. FT.  
PLAN B — 8200 CU. FT.  
PLAN C — 8350 CU. FT.

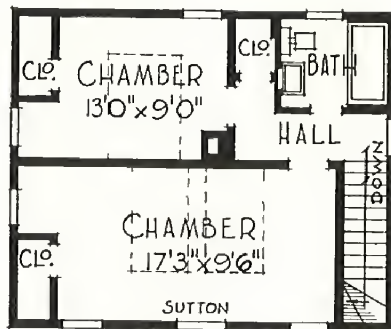
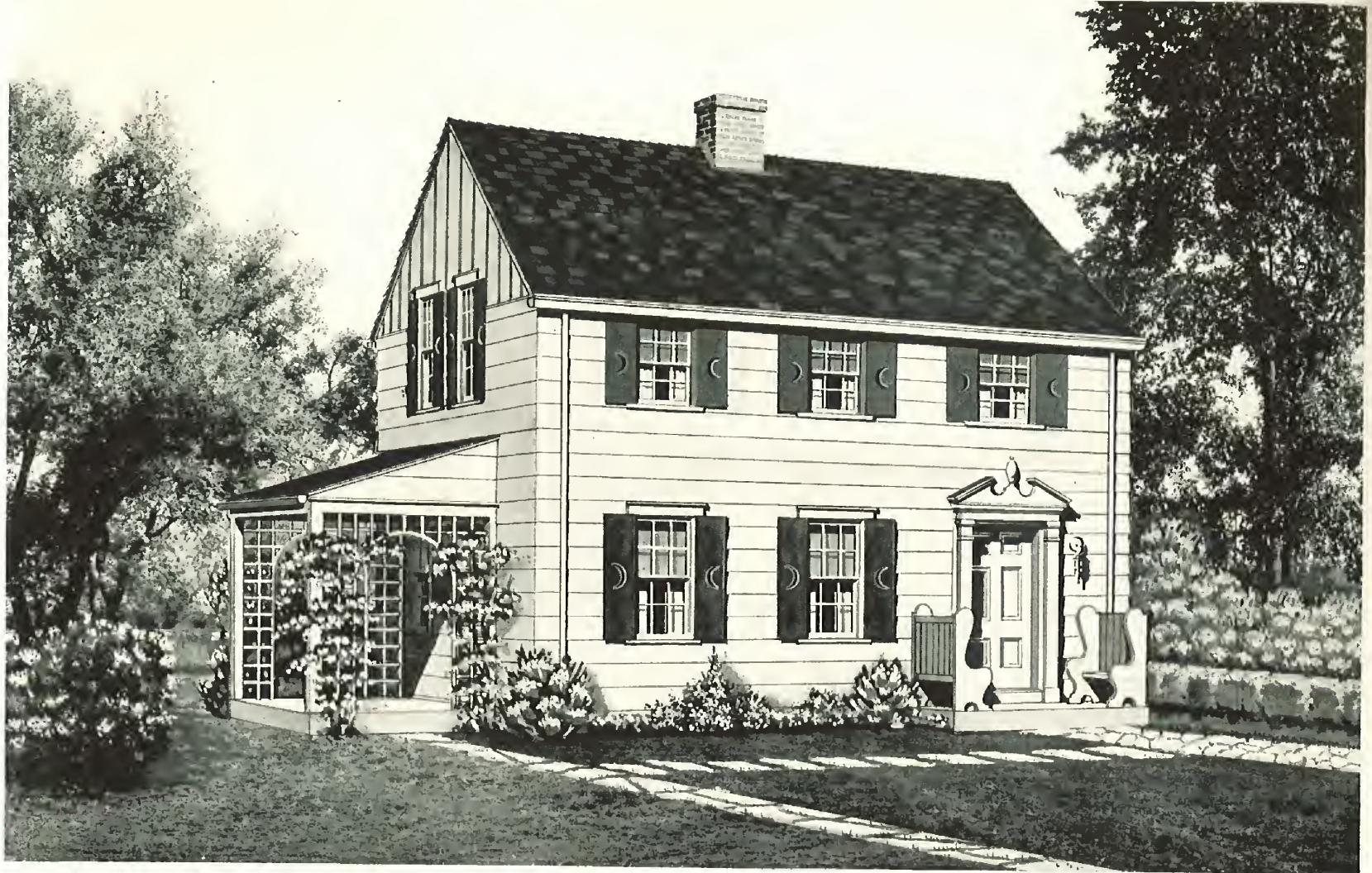
## CEILING HEIGHTS

FIRST FLOOR — 8 FT.  
BASEMENT — 7 FT.

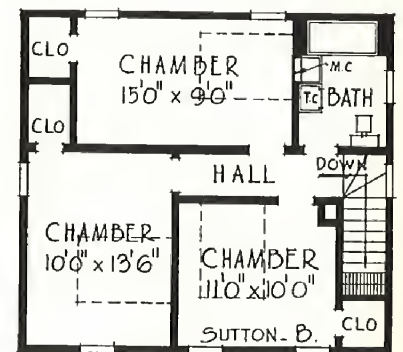


# THE SUTTON

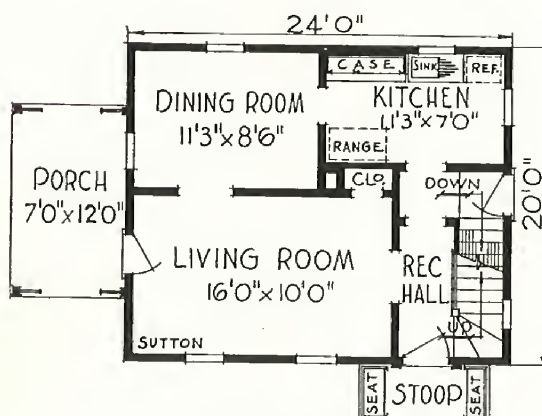
OFFERS FIVE ROOMS OR SIX ROOMS



SECOND FLOOR—A



SECOND FLOOR—B



FIRST FLOOR—A

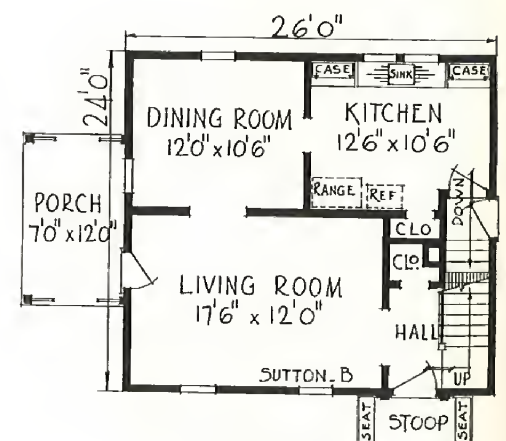
*A* New England Colonial home that is effective in design and practical to build. Large rooms make it particularly suitable for the average small family. Special attention is called to the convenient and economical arrangement of the rooms. The chambers are large and airy and with easy access to the bath. The construction costs are moderate.

## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
FIRST FLOOR ..... 8 FT. 2 IN.  
SECOND FLOOR ..... 8 FT.

PLAN A..... 12000 CU. FT.  
PLAN B..... 13600 CU. FT.

Tell us what you desire and when you want it, then rest assured your materials will reach you on schedule.

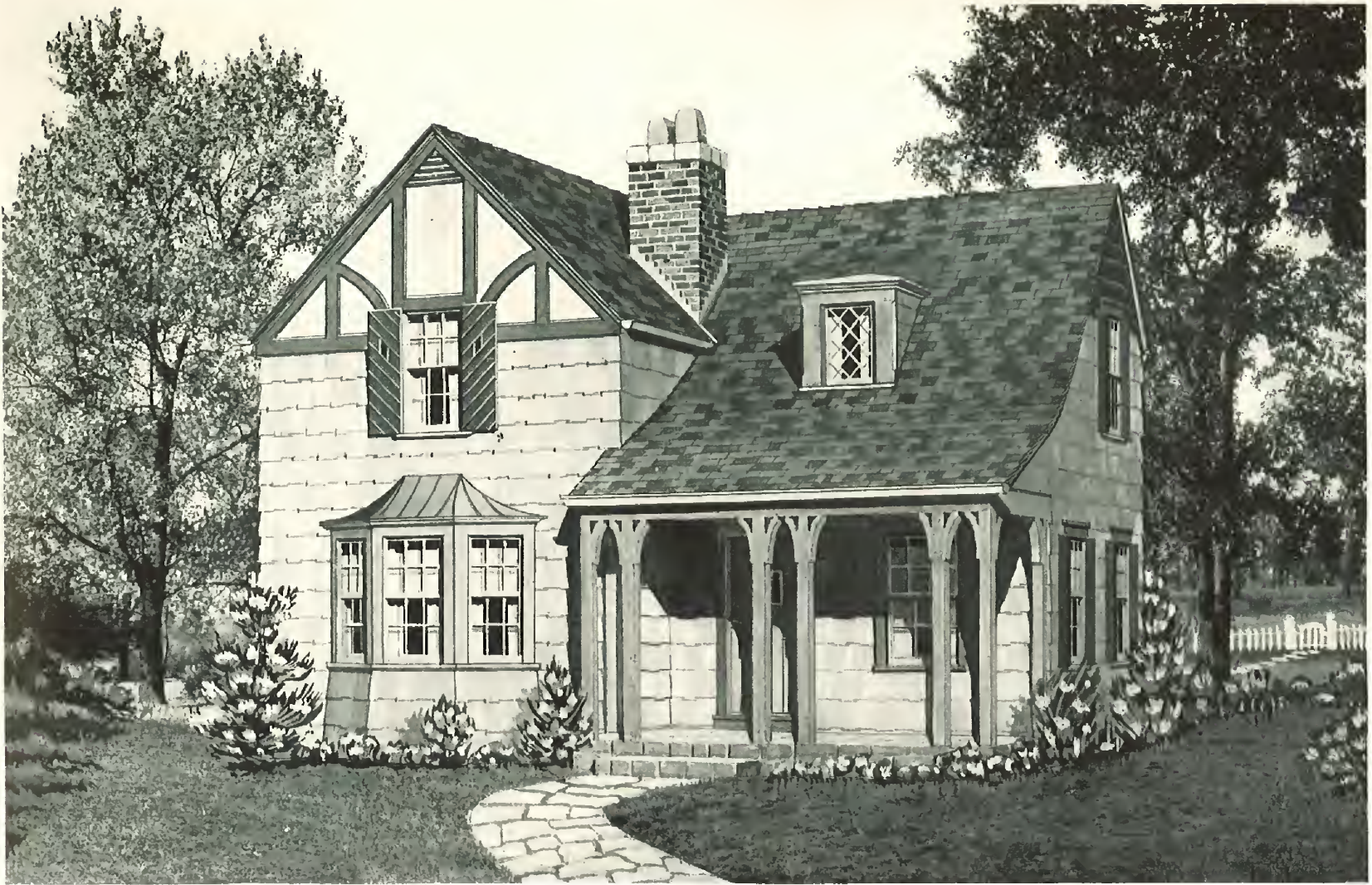


FIRST FLOOR—B

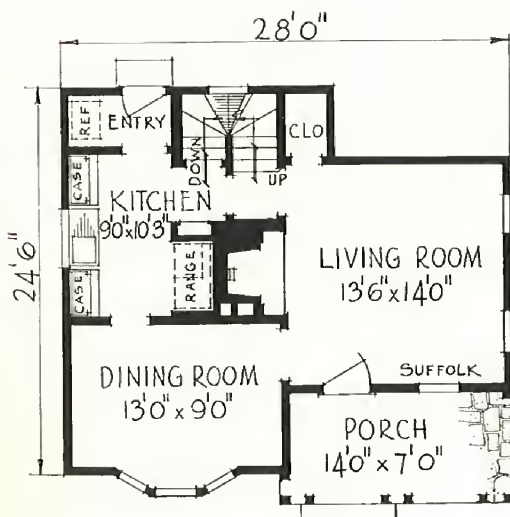


# THE SUFFOLK

FIVE ROOMS AND BATH



A shingled English style home with a cool recessed porch. It is fully equipped with modern conveniences. The kitchen is exceptionally arranged for practical efficiency. The large recessed fire place enhances the living room. Chambers are exceptionally large and airy.



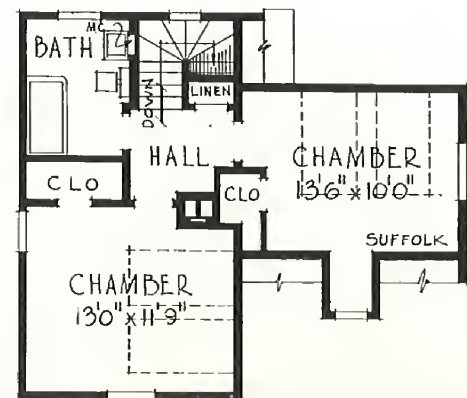
FIRST FLOOR

## CEILING HEIGHTS

BASEMENT	7 FT.
FIRST FLOOR	7 FT. 8 IN.
SECOND FLOOR	7 FT. 6 IN.

12000 CUBIC FEET

Complete working drawings for each of these designs are obtainable at our office.

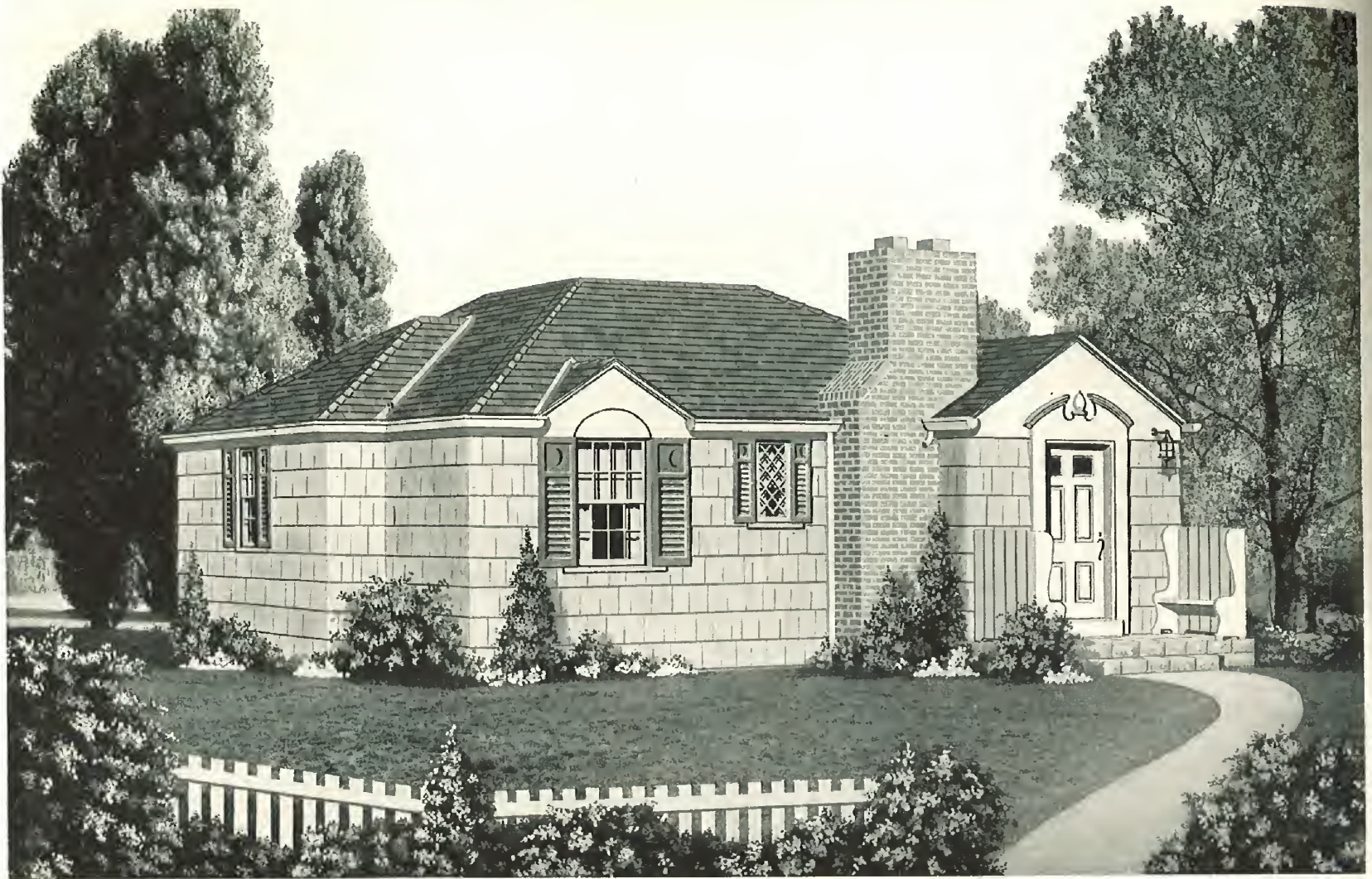


SECOND FLOOR

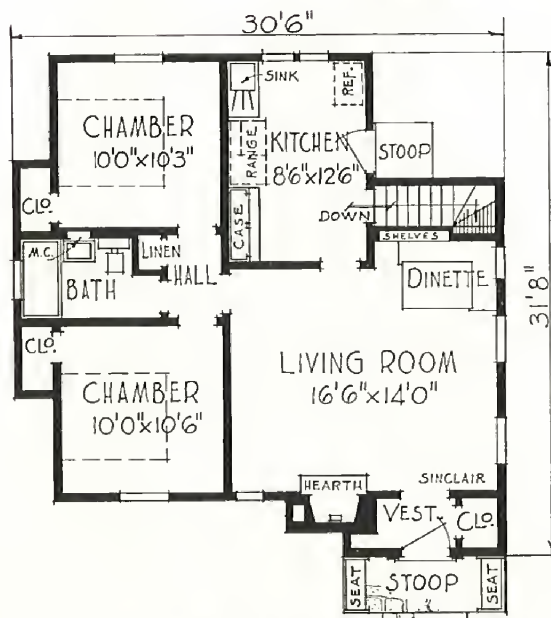


# THE SINCLAIR

GIVES YOU A SELECTION OF TWO DIFFERENT PLANS



This little home certainly proves the contention that a small house may be planned so as to be within the price limits of those of small means and at the same time contain all the elements of good design and charm. For those who would have a distinctive and modern home, either plan is heartily recommended.

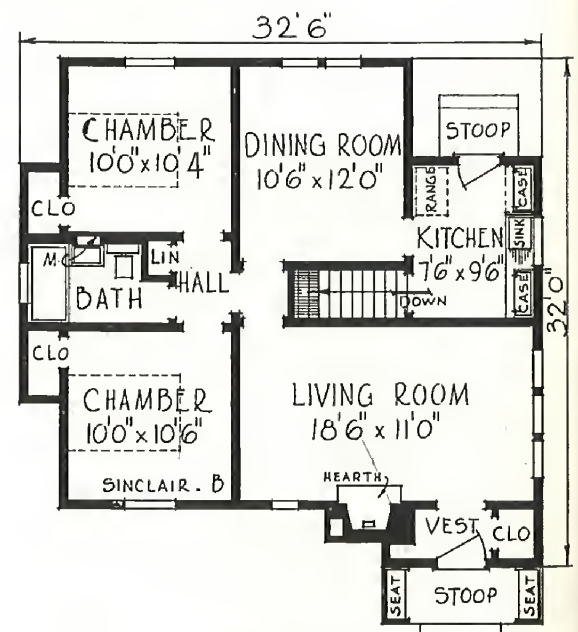


FLOOR PLAN—A  
FOUR ROOMS, BATH AND DINETTE

CEILING HEIGHTS  
BASEMENT ..... 7 FT.  
MAIN FLOOR ..... 8 FT.

PLAN A..... 10000 CU. FT.  
PLAN B..... 13400 CU. FT.

Permanency of Construction  
can be obtained only by the  
use of good materials, accu-  
rately drawn plans, and  
sound, durable erection.

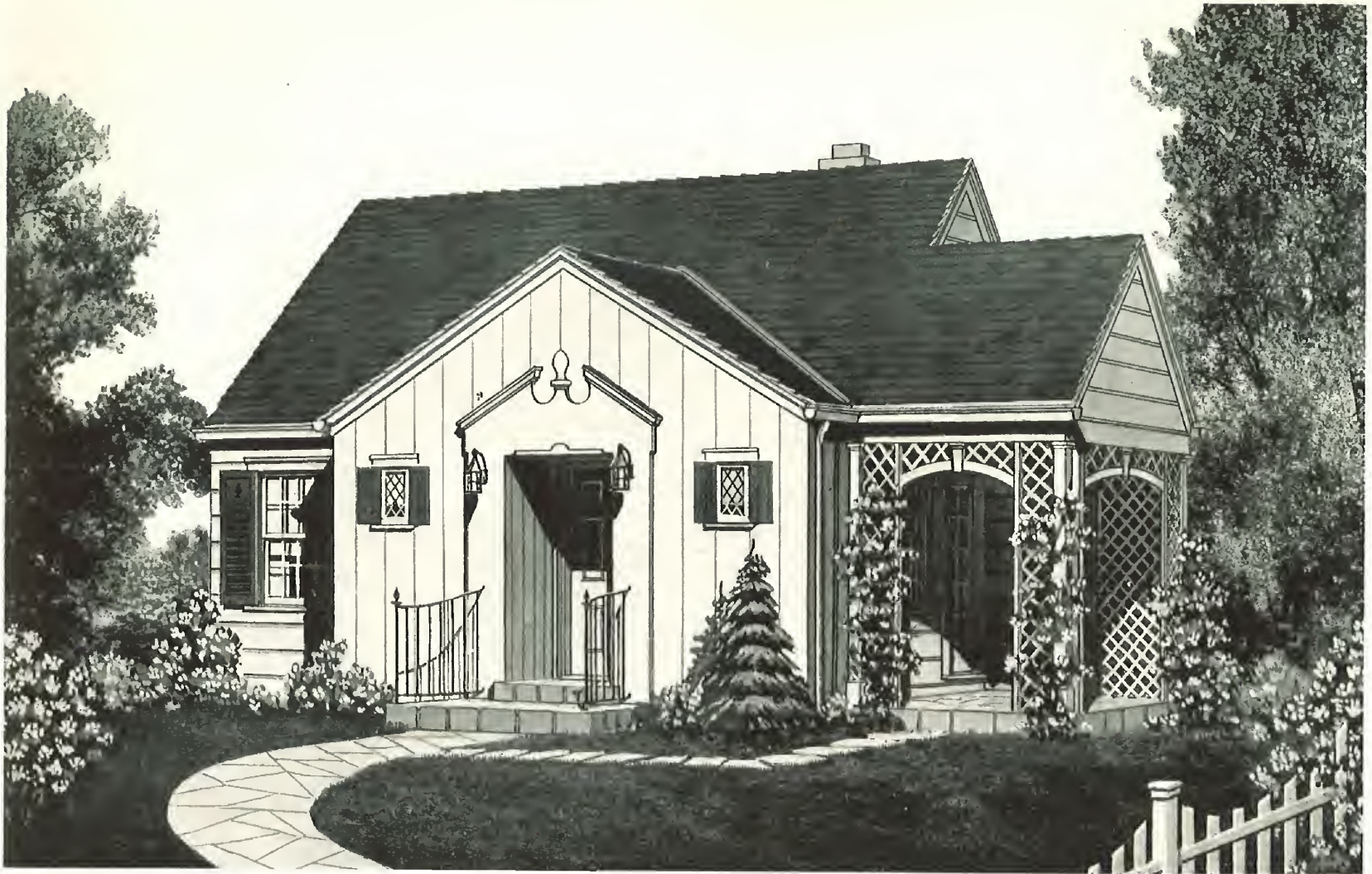


FLOOR PLAN—B  
FIVE ROOMS AND BATH



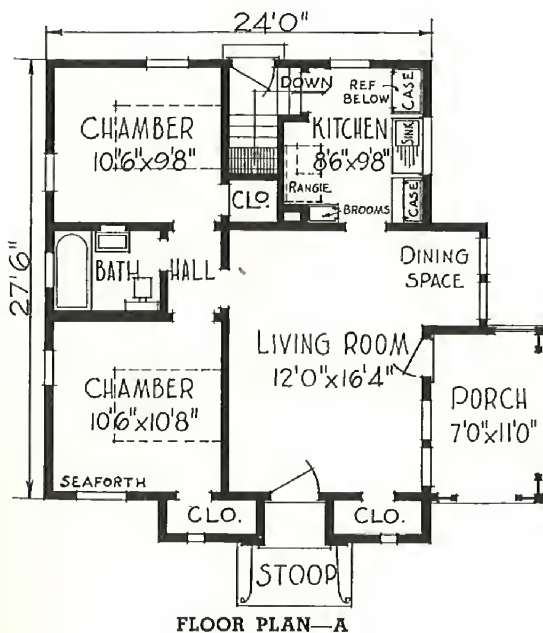
# THE SEAFORTH

OFFERS TWO DIFFERENT FLOOR PLANS



The clean-cut, simple lines of this Colonial bungalow along with its inviting entrance makes this design one of our most popular.

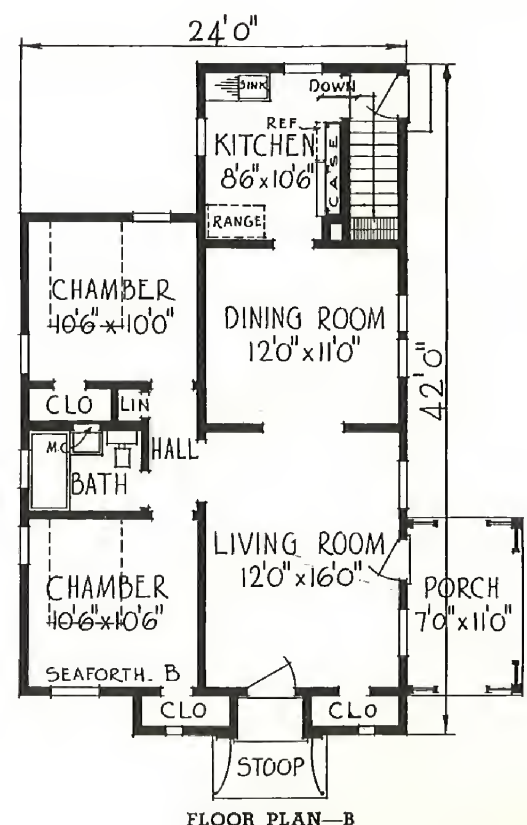
Both plans are very compact and are designed to yield the utmost in room space for the least amount of money.



CEILING HEIGHTS	
BASEMENT .....	7 FT.
MAIN FLOOR .....	8 FT.

PLAN A.....	11350 CU. FT.
PLAN B.....	14000 CU. FT.

Our perfectly timed deliveries protect your materials from weather and against theft, bringing the right materials at the right time as your work progresses.



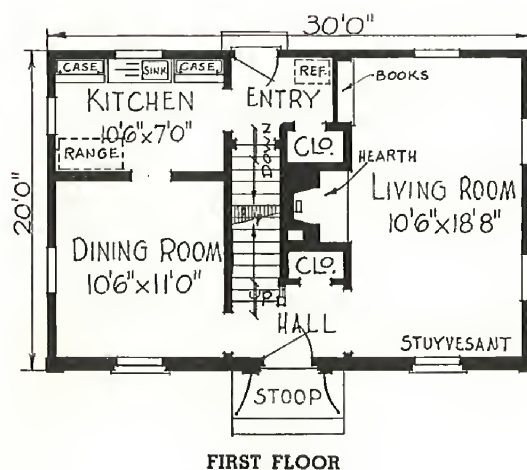


# THE STUYVESANT

SIX ROOMS AND BATH



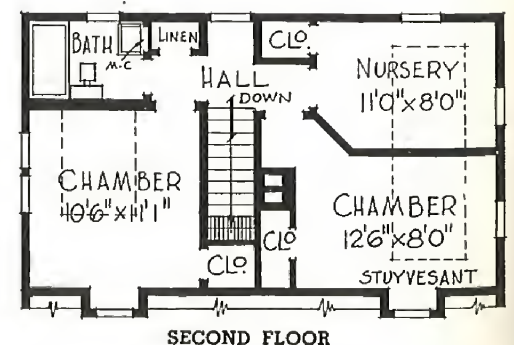
*D*utch Colonial architecture has stood the test of years, it has spread throughout the country—it has proven highly economical and has offered besides this economy an architectural treatment that has been pleasing. A distinctly American type—a type popular to those desiring comfortable and attractive homes. The interior is modern and complete with all conveniences.



14500 CUBIC FEET

## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
FIRST FLOOR ..... 8 FT. 2 IN.  
SECOND FLOOR ..... 7 FT. 8 IN.



LET US KNOW IF YOU ARE  
INTERESTED IN THIS OR  
ANY OTHER DESIGN

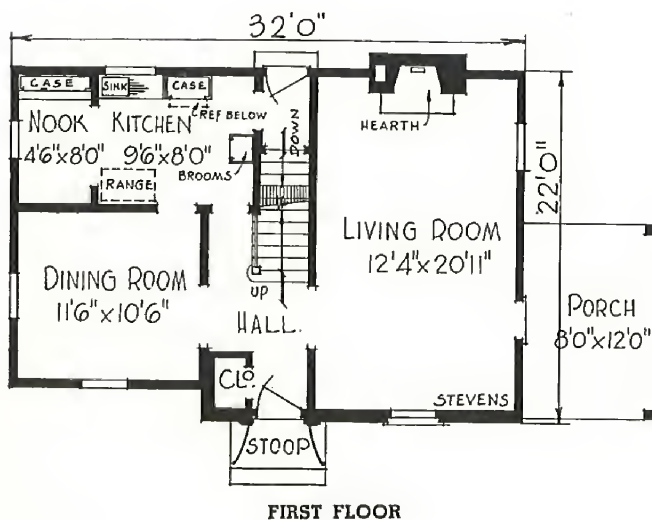


# THE STEVENS

SIX ROOMS, BATH AND DINING NOOK

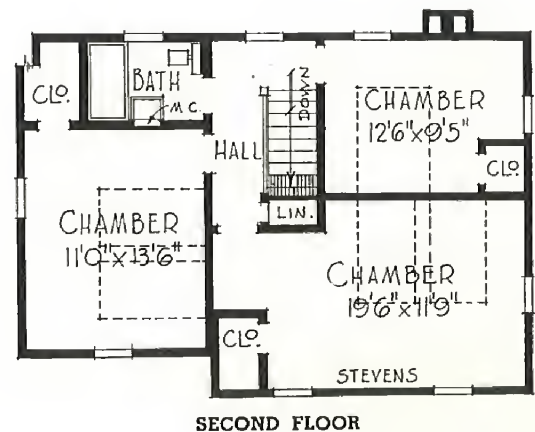


Shingles and brick are pleasingly combined in this striking Colonial exterior, with its unusual roof lines and out of the ordinary treatment. A study of the floor plans will show that every thought has been given to bring convenience and comfort. Large living room, utility kitchen, three comfortable chambers, plenty of closets, fire place, and dining nook are planned for this home.



**CEILING HEIGHTS**  
 BASEMENT ..... 7 FT.  
 FIRST FLOOR... 8 FT. 2 IN.  
 SECOND FLOOR... 7 FT. 8 IN.

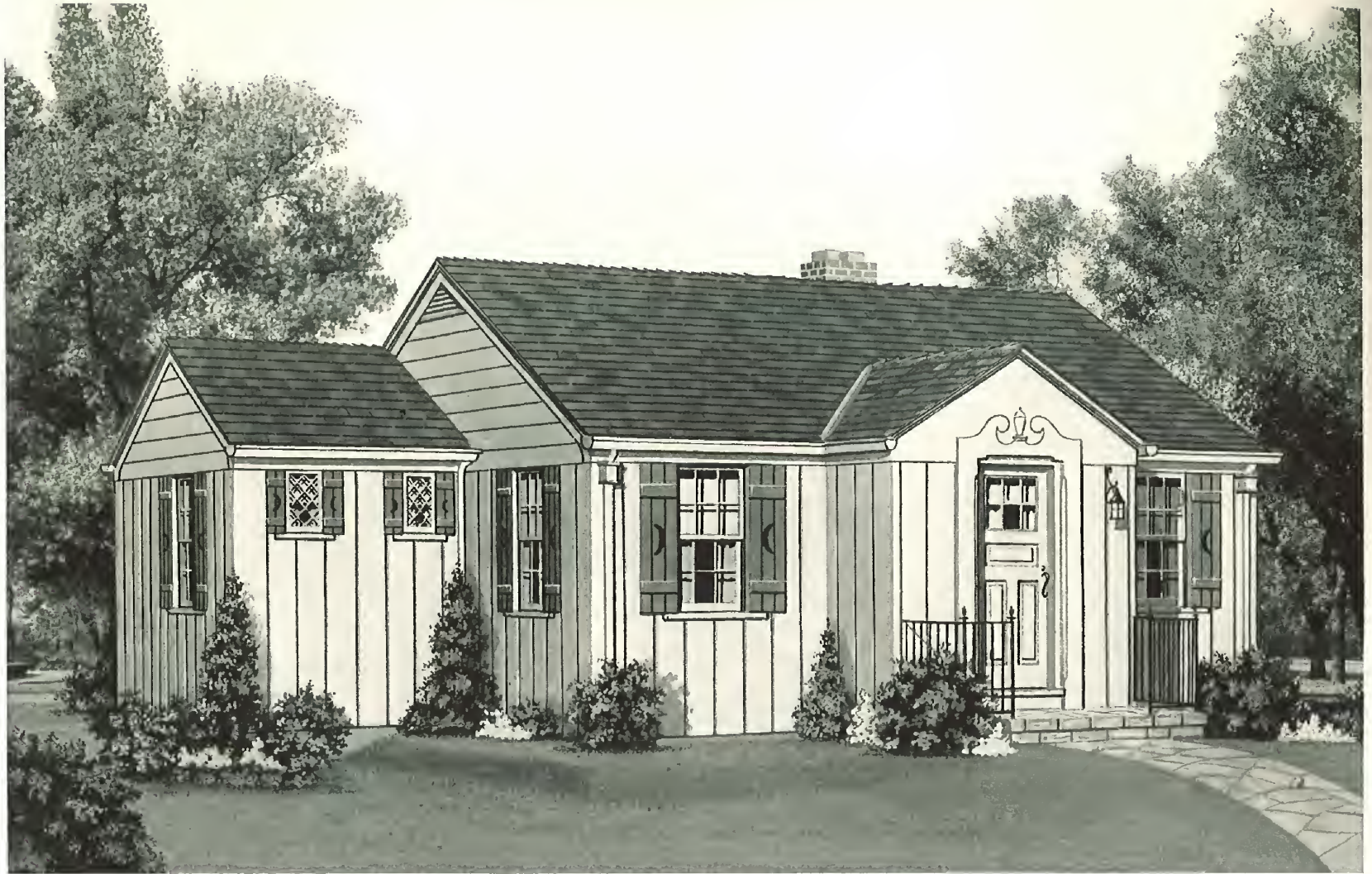
17400 CUBIC FEET



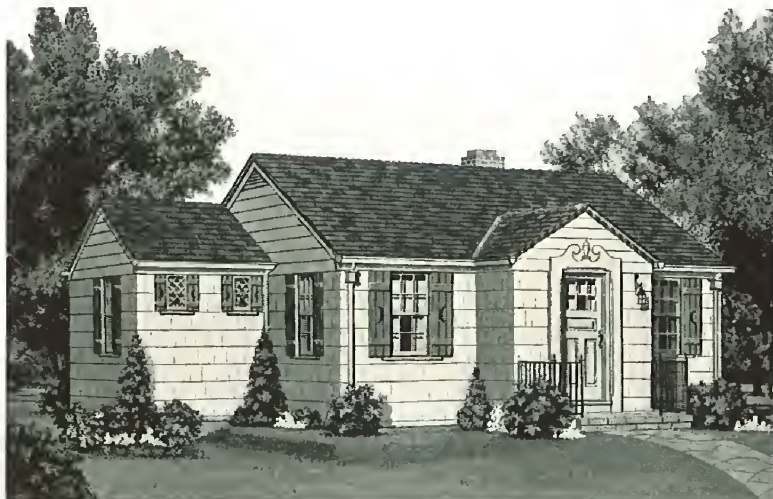


# THE SHERWOOD

FOUR ROOMS, BATH AND DINETTE

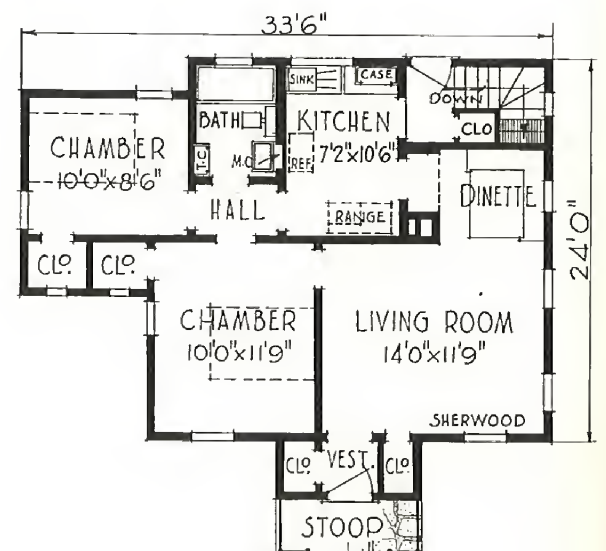


This attractive little Colonial home is out of the ordinary because it emphasizes individuality. Yet it is designed along simple and practical lines with careful considerations for economy in construction. All rooms are large and well arranged. This is a very popular type of a small moderate cost home. Ceiling height of basement is 7 feet. Ceiling height of main floor is 8 feet.



THE SHERWOOD-B  
EXTERIOR WITH SHINGLED WALLS

CUBIC FEET  
10200

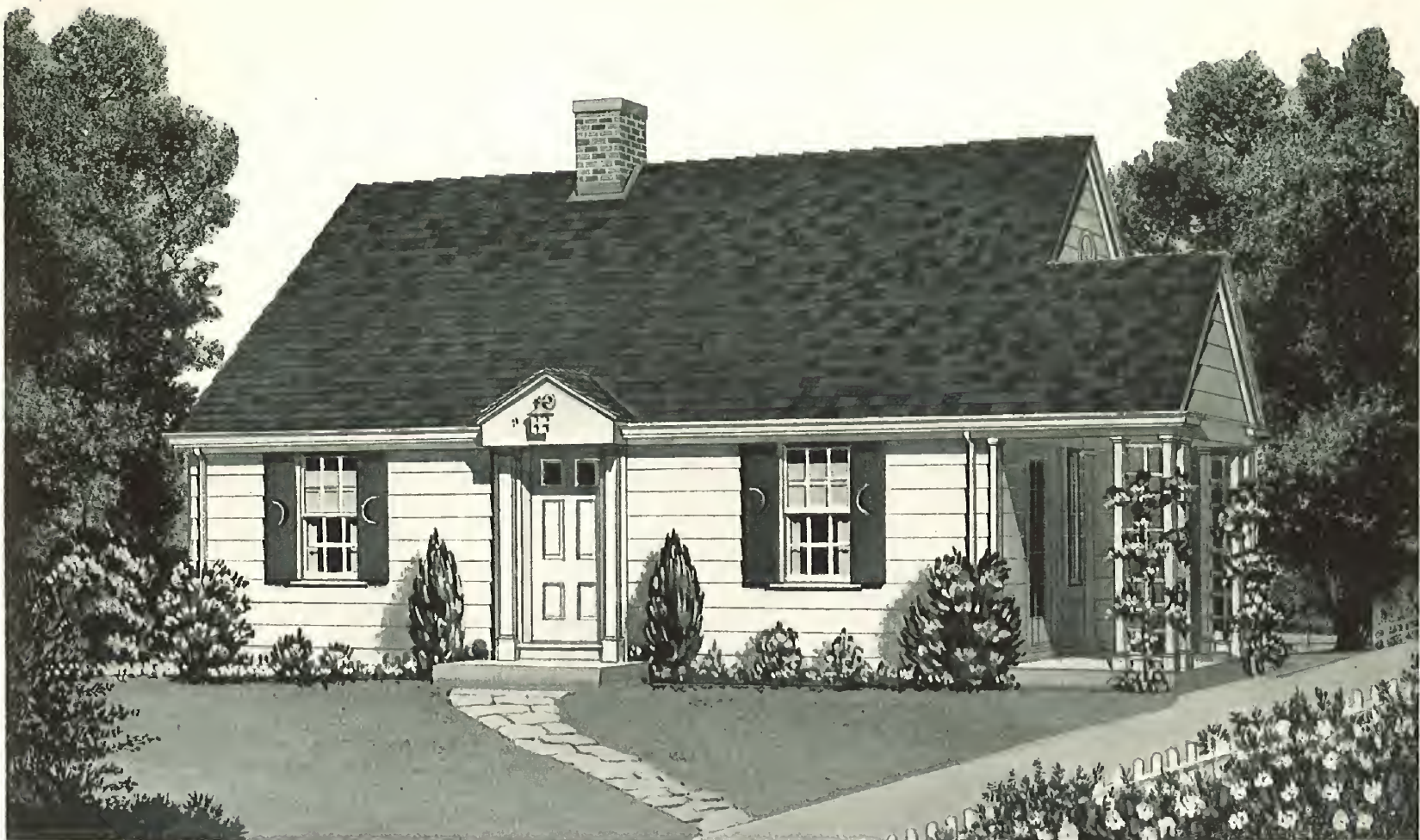


FLOOR PLAN

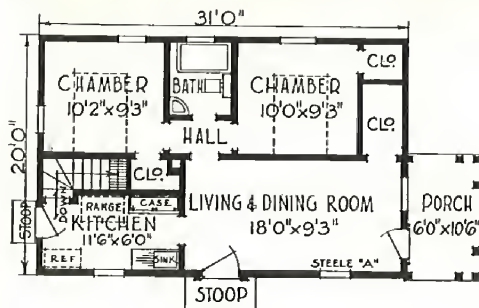


# THE STEELE

FOUR ROOMS AND BATH



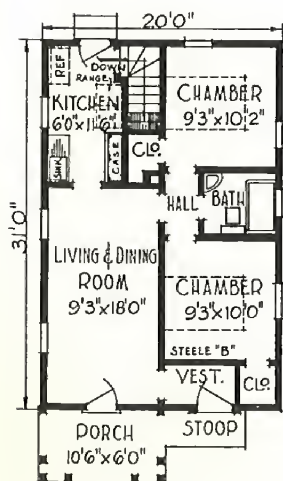
DESIGN A FOR WIDE LOT



FLOOR PLAN—A

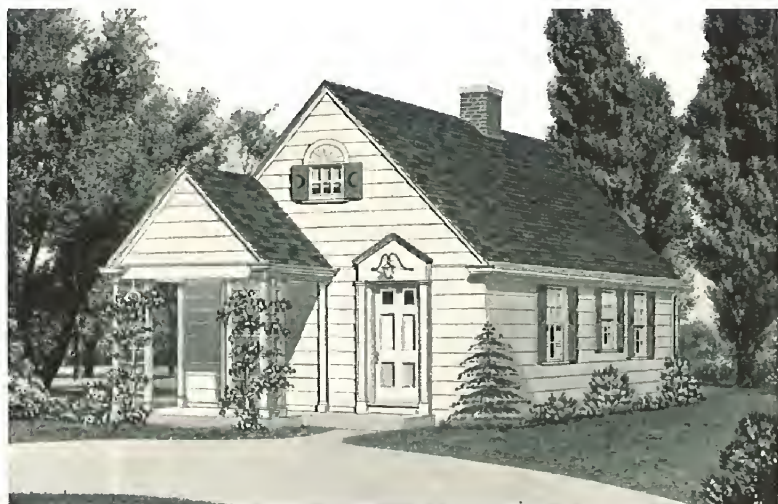
This simple little four room house, of Cape Cod type, represents a maximum in comfort, space and beauty for a minimum cost. It will especially appeal to the home builder who is looking for something that is unobtrusive in appearance, yet gives an impression of real value and solidity. All rooms are remarkably large for a house of this size indicating efficiency in arrangement.

7900 CUBIC FEET



FLOOR PLAN—B

At the right is the Steele B designed with the front entrance and porch to face street. Otherwise the design and plan are the same as the Steele A. Basement ceiling is 7 feet high and room ceilings are 8 feet high.

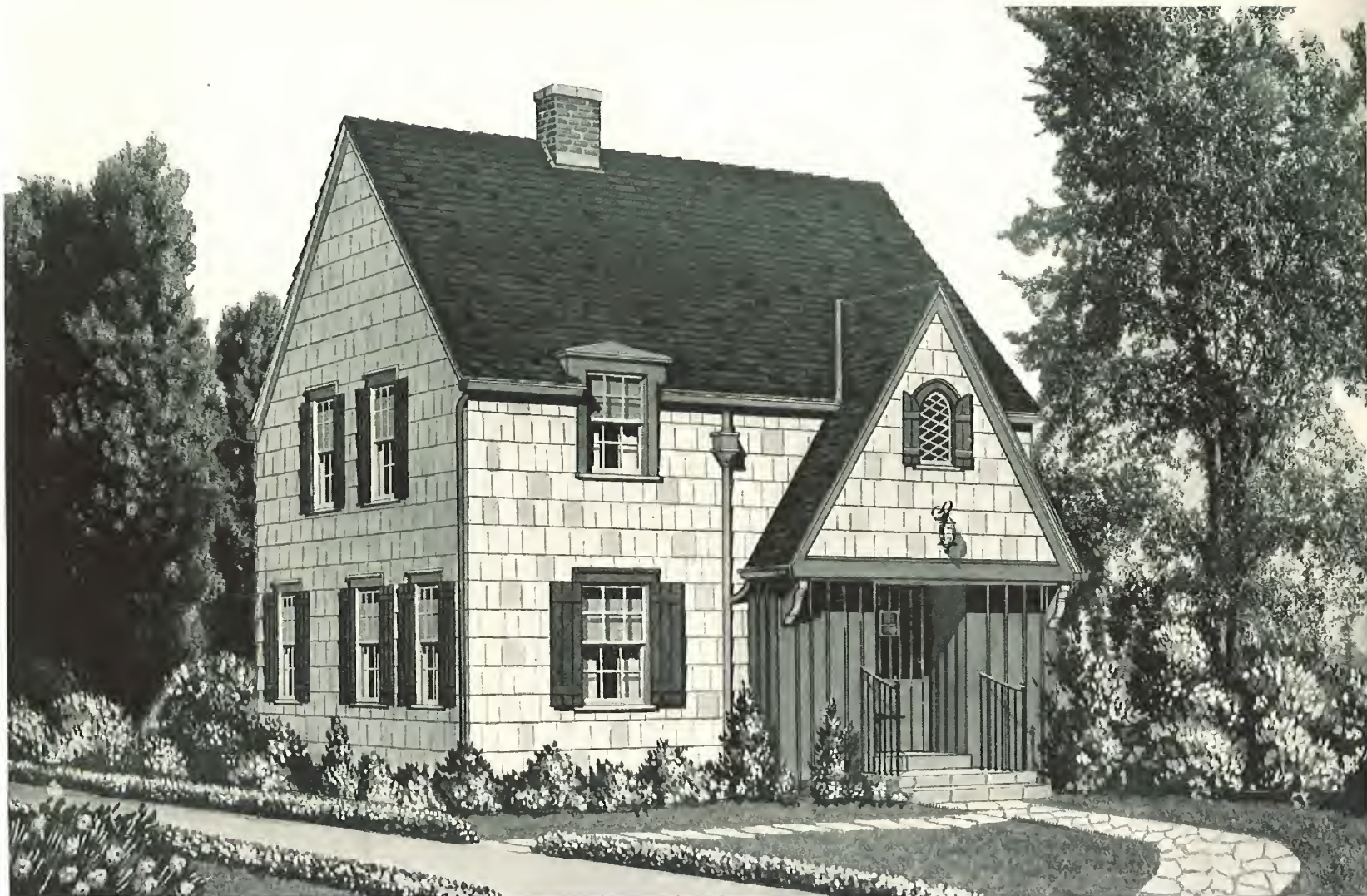


DESIGN B FOR NARROW LOT

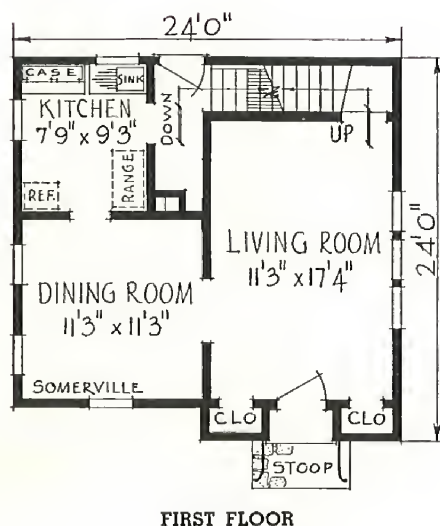


# THE SOMERVILLE

SIX ROOMS AND BATH



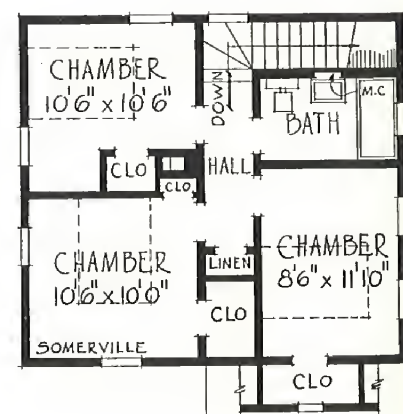
The English lines of the exterior harmonize well with the entrance detail and the excellent window arrangement. The conveniently planned interior provides for a large living room, a model kitchen and a dining room. Upstairs, there are three large chambers, a bath and ample closet space.



## CEILING HEIGHTS

BASEMENT .....	7 FT.
FIRST FLOOR .....	8 FT. 2 IN.
SECOND FLOOR .....	7 FT. 8 IN.

14000 CUBIC FEET



COME IN AND SEE US. YOU WILL NOT  
BE OBLIGATED IN ANY WAY.

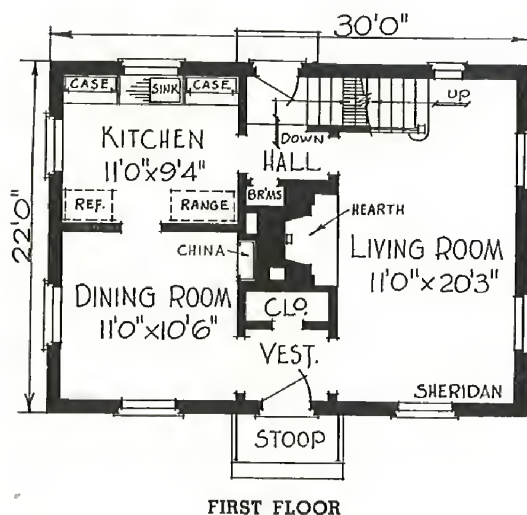


# THE SHERIDAN

SIX ROOMS AND BATH



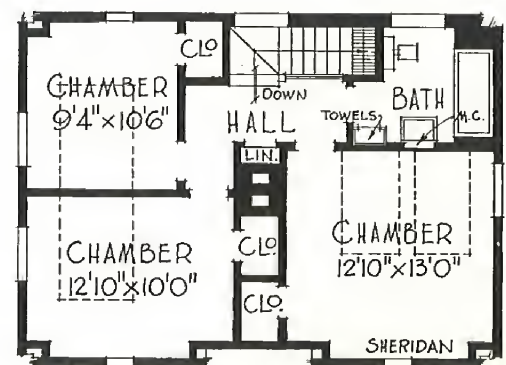
An attractive home, in which wide siding is used for second story walls over painted brick walls for first story. There is a pleasing arrangement of windows and an inviting entrance. First floor plan shows a large living room with a large recessed fireplace, a utility kitchen with built-in conveniences. Second floor provides three large, well lighted chambers, plenty of closet space and a well appointed bath.



16500 CUBIC FEET

## CEILING HEIGHTS

BASEMENT	7 FT.
FIRST FLOOR	8 FT. 2 IN.
SECOND FLOOR	8 FT.

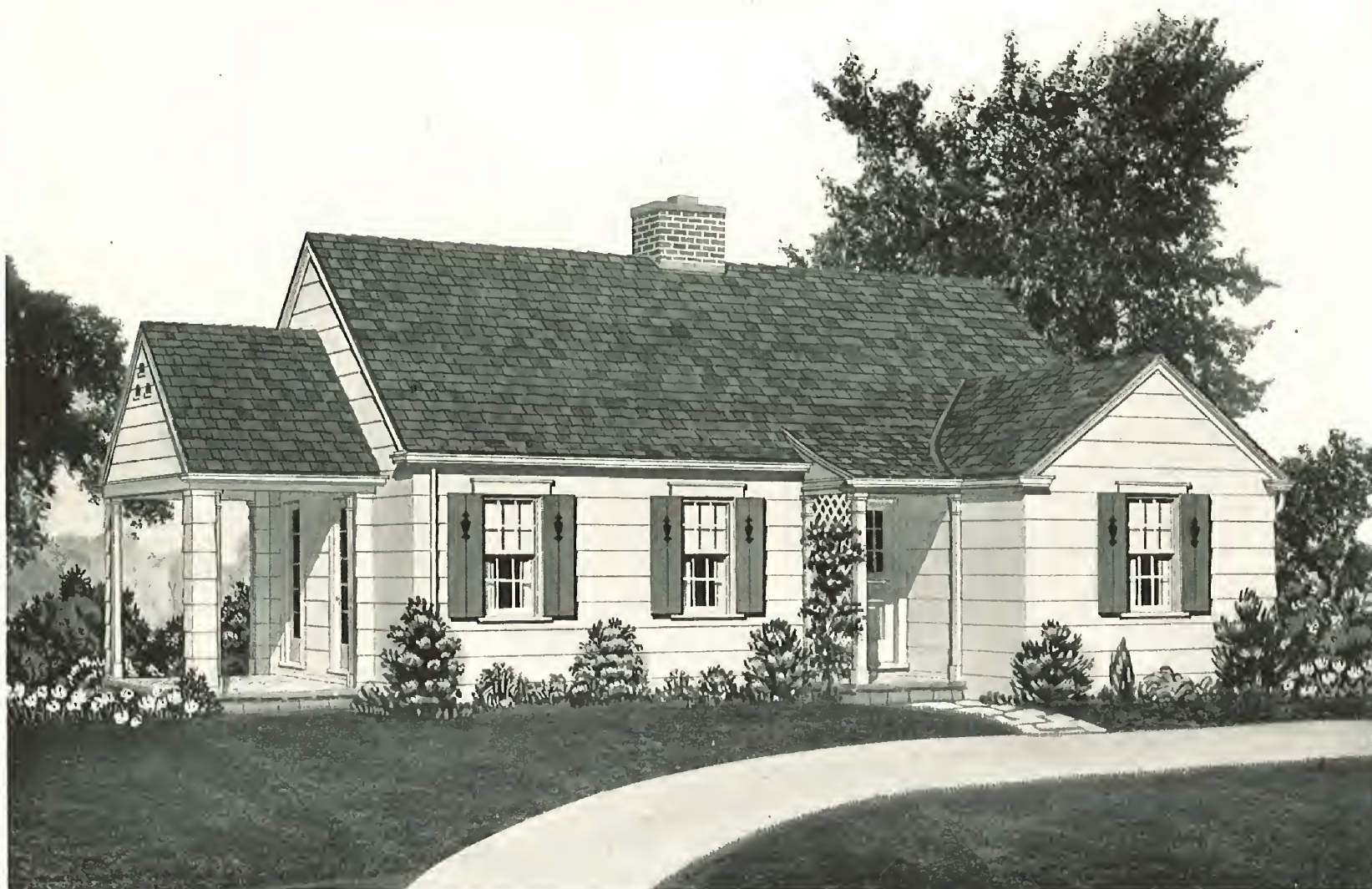


CALL, WRITE OR PHONE FOR  
COMPLETE INFORMATION



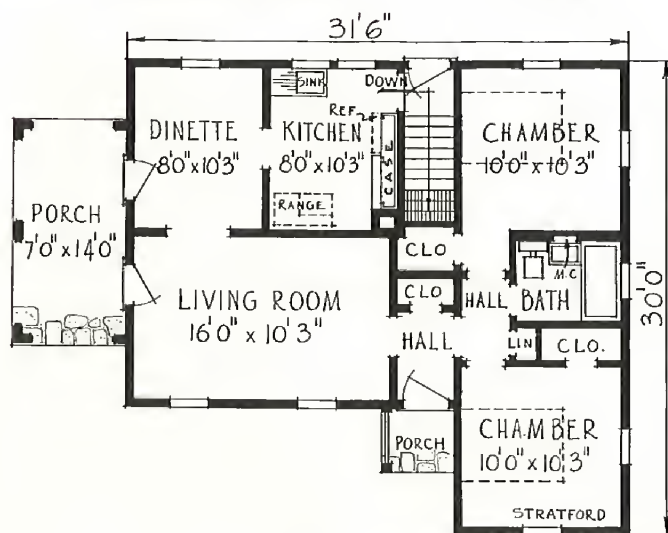
# THE STRATFORD

OFFERS TWO DIFFERENT PLANS



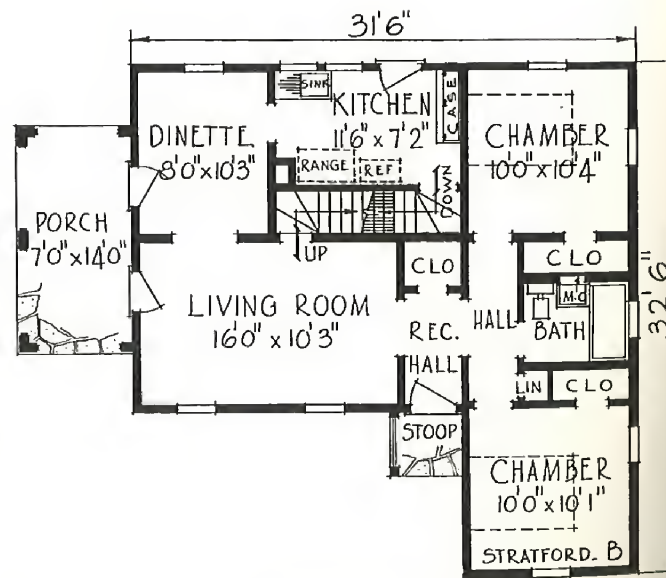
Housekeeping should be easy in such a house as this. It is an inspiration to orderliness. Special care has been used in handling the floor plan to provide every necessary convenience and insure step and labor savings. The dining room has been eliminated and in its place is a comfortable-sized dinette. Both bedrooms have cross ventilation.

BASEMENT CEILING ..... 7 FT.  
MAIN FLOOR CEILING ..... 8 FT. 2 IN.



PLAN B  
PROVIDES A  
STAIRWAY TO  
ATTIC

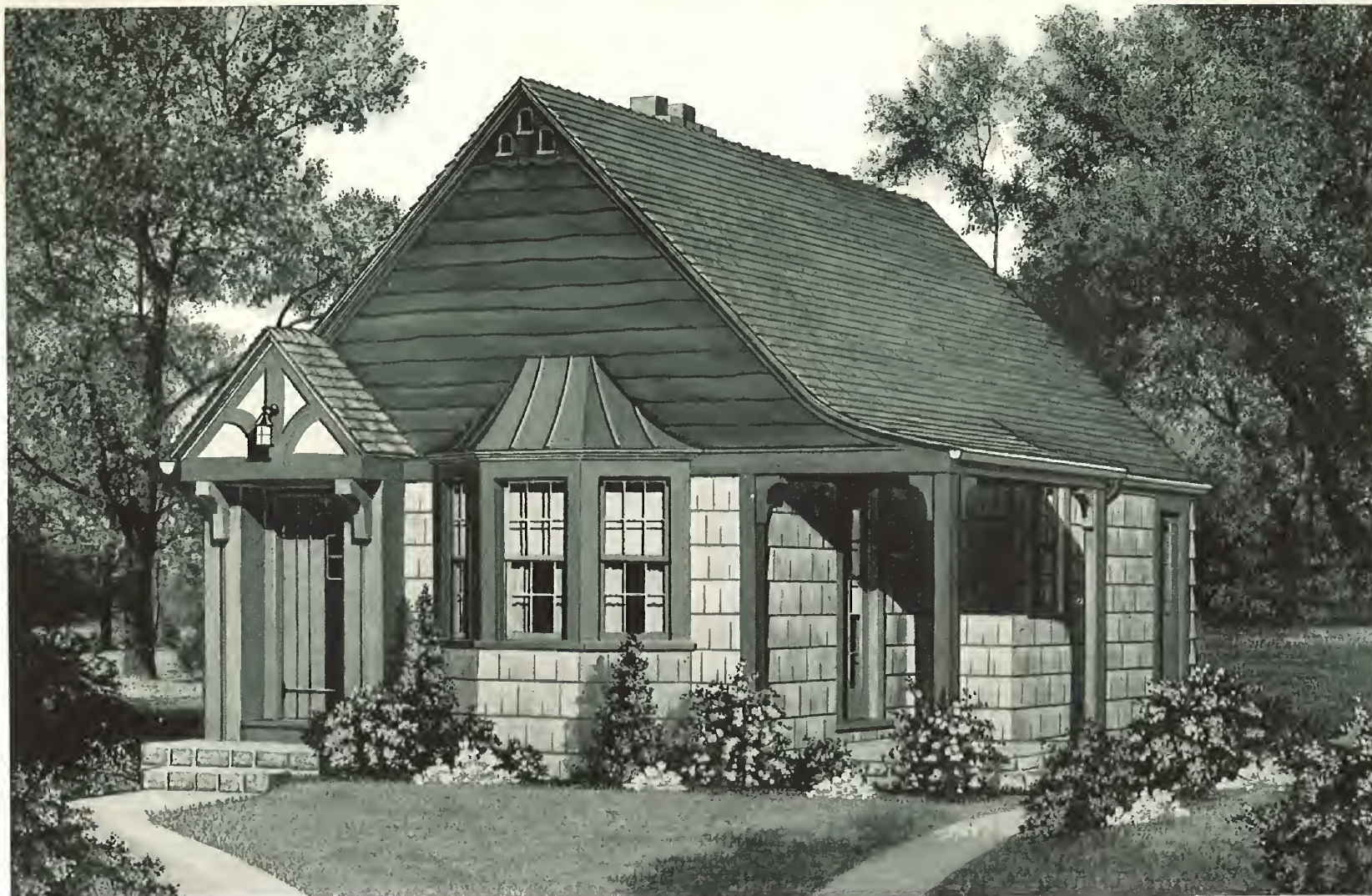
CUBIC FEET  
PLAN A.....11500 FT.  
PLAN B.....12000 FT.



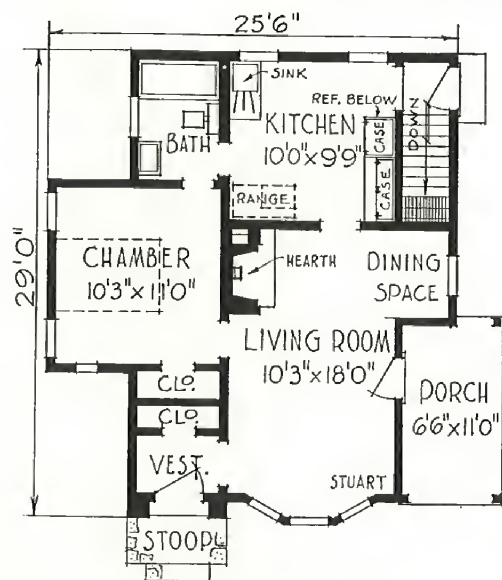


# THE STUART

OFFERS TWO DIFFERENT FLOOR PLANS



A cozy English cottage planned for comfort and efficiency. Plan A should prove a delightful retreat for a couple, young or old. Plan B offers three comfortable chambers suitable for an average family. Each plan is complete with all modern labor saving equipment.

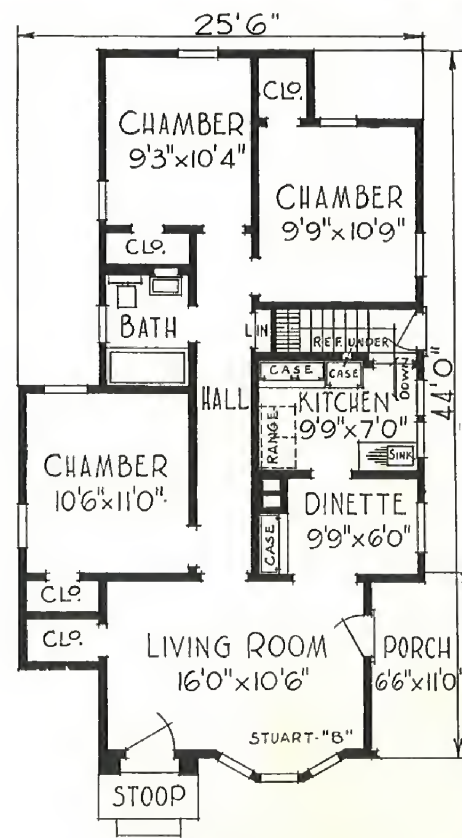


PLAN A—ONE BED ROOM

CEILING HEIGHTS	
BASEMENT .....	7 FT.
MAIN FLOOR .....	8 FT.

PLAN A.....	9500 CUBIC FEET
PLAN B.....	12800 CUBIC FEET

Our broad experience and contacts in the building field are at your disposal.

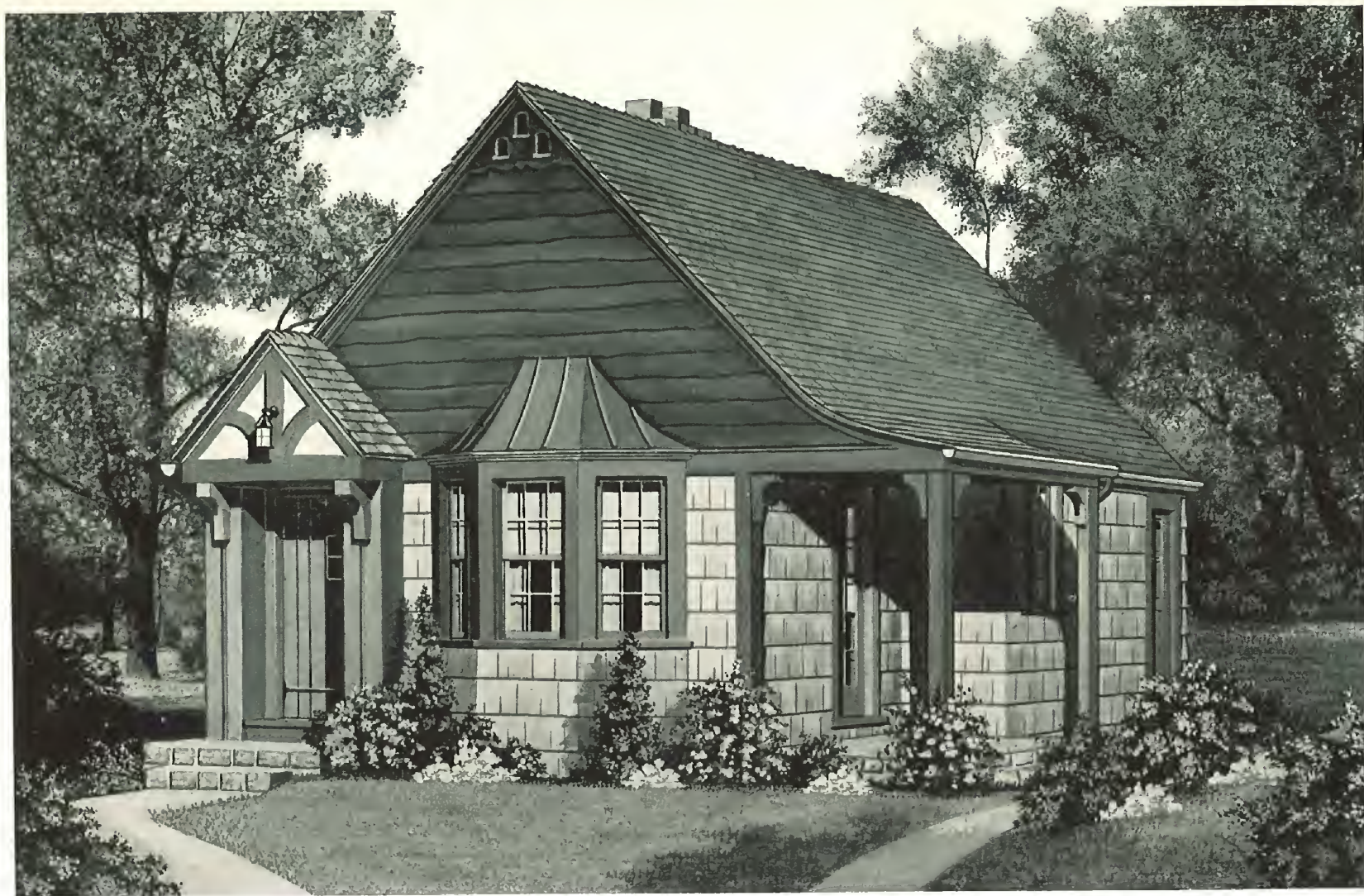


PLAN B—THREE BED ROOMS

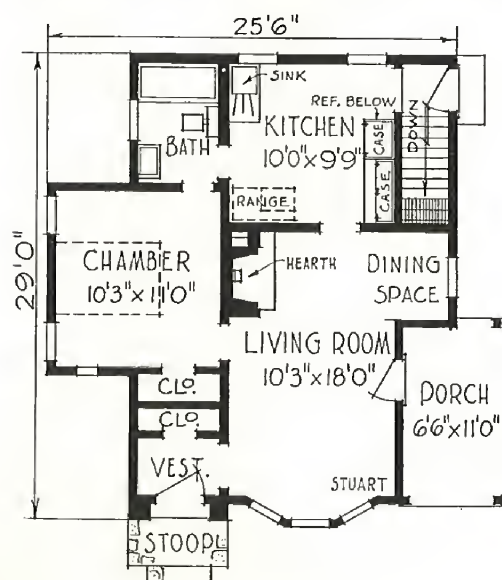


# THE STUART

OFFERS TWO DIFFERENT FLOOR PLANS



A cozy English cottage planned for comfort and efficiency. Plan A should prove a delightful retreat for a couple, young or old. Plan B offers three comfortable chambers suitable for an average family. Each plan is complete with all modern labor saving equipment.

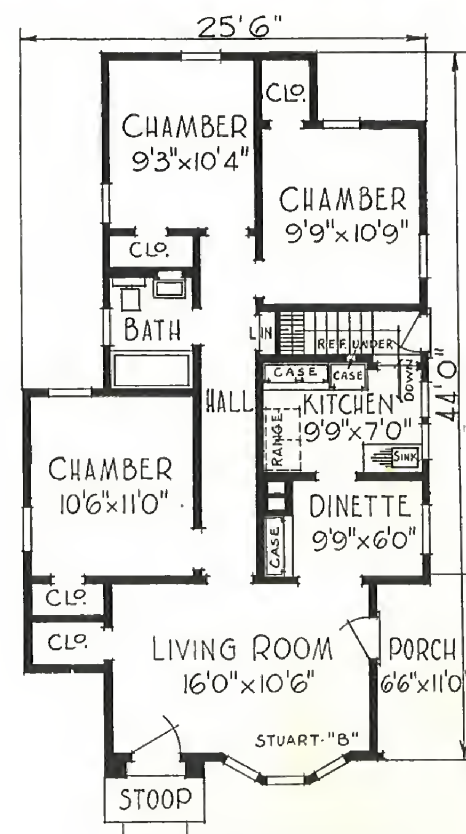


PLAN A—ONE BED ROOM

CEILING HEIGHTS	
BASEMENT .....	7 FT.
MAIN FLOOR .....	8 FT.

PLAN A .....	9500 CUBIC FEET
PLAN B .....	12800 CUBIC FEET

Our broad experience and contacts in the building field are at your disposal.

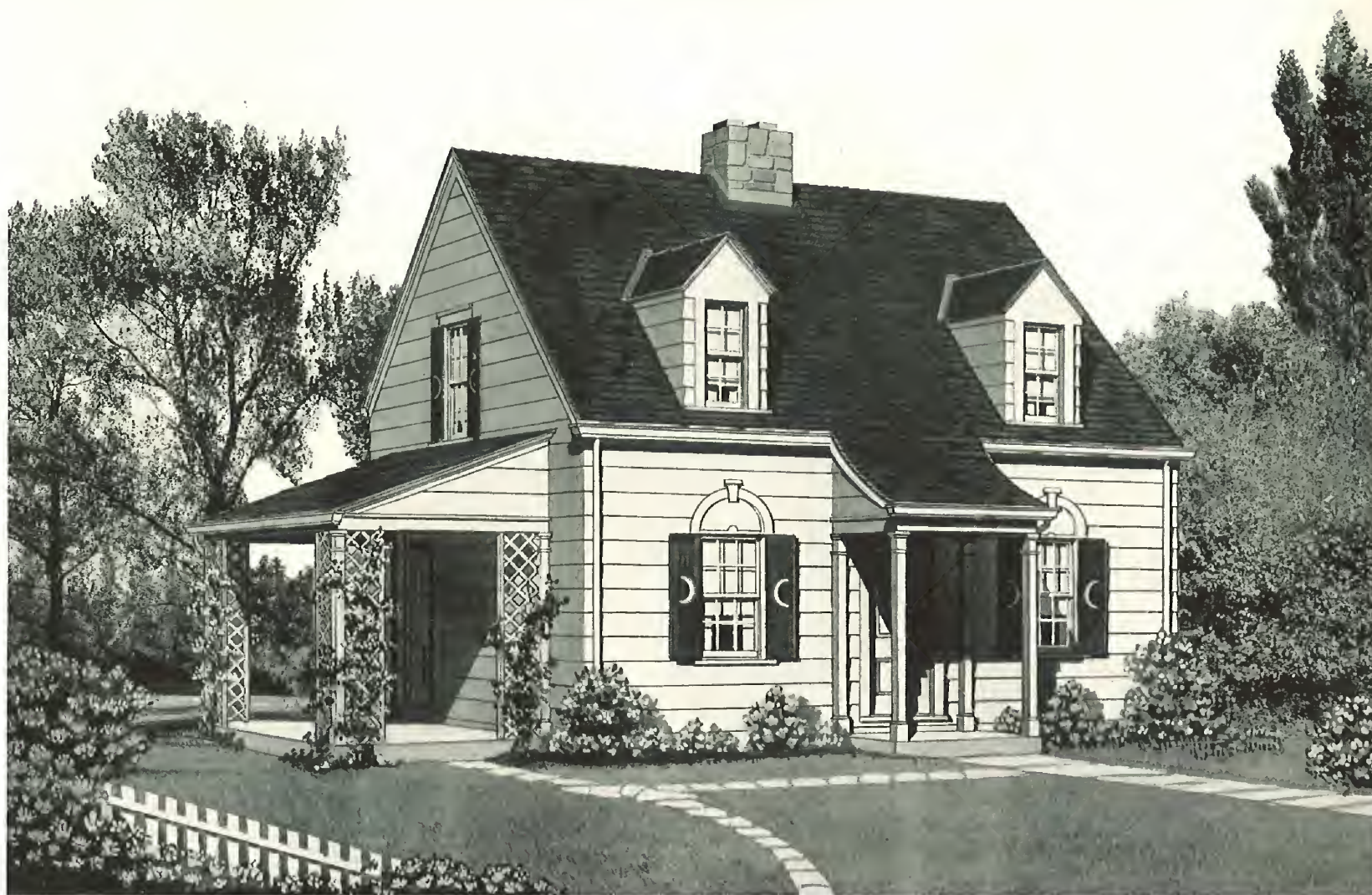


PLAN B—THREE BED ROOMS

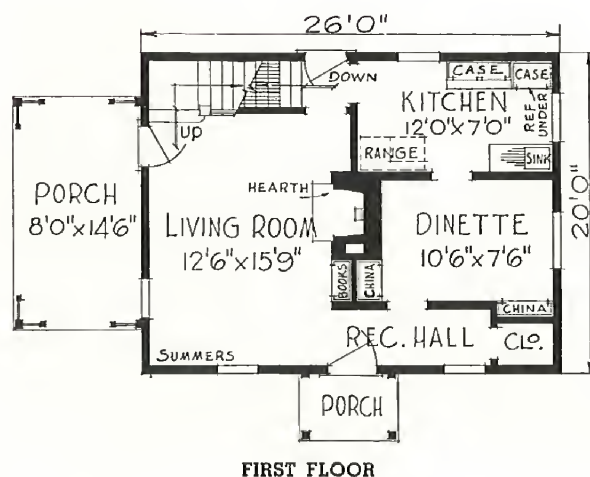


# THE SUMMERS

FIVE ROOMS AND BATH



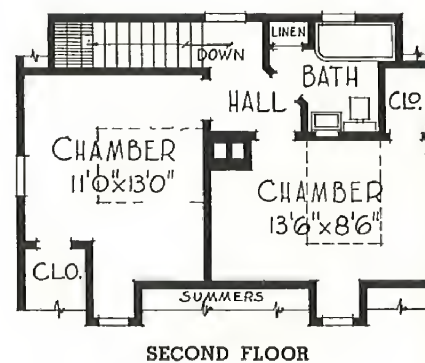
*A* small Early American type of home which offers as fine accommodations as many a larger one. Its charming simplicity makes for economy of construction. The ground area is small, yet large airy rooms are provided. The model interior arrangements and conveniences promote easy house-keeping.



## CEILING HEIGHTS

BASEMENT .....	7 FT.
FIRST FLOOR .....	7 FT. 8 IN.
SECOND FLOOR .....	7 FT. 6 IN.

12800 CUBIC FEET

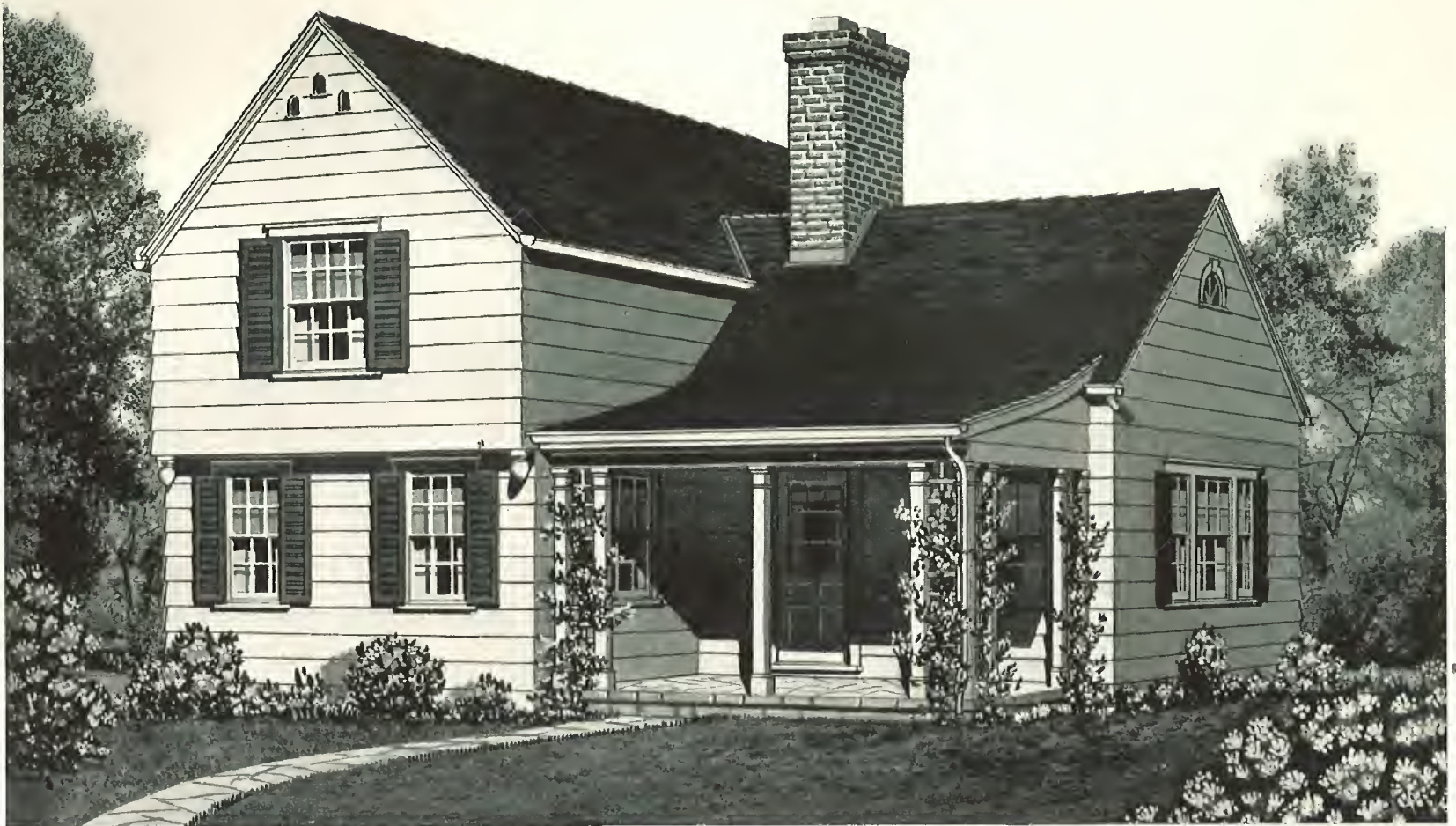


We are here to help you. Our service is complete.

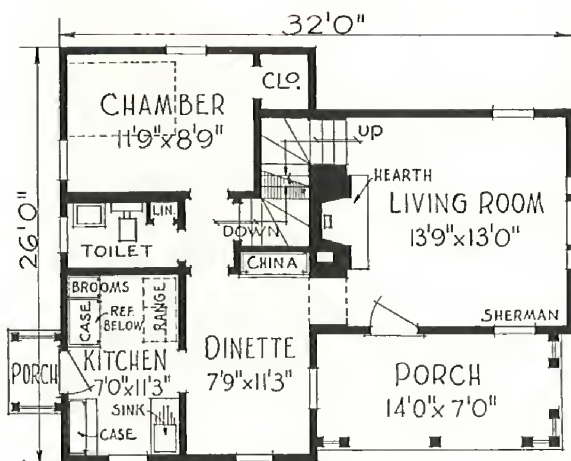


# THE SHERMAN

SIX ROOMS, BATH AND TOILET



The exterior is an excellent example of Early American design. The interior is a model arrangement of rooms with all the conveniences and equipment so necessary to modern housekeeping. Do not overlook the practical kitchen arrangements, the first floor chamber and the large comfortable rooms. There is a convenient toilet on the first floor.



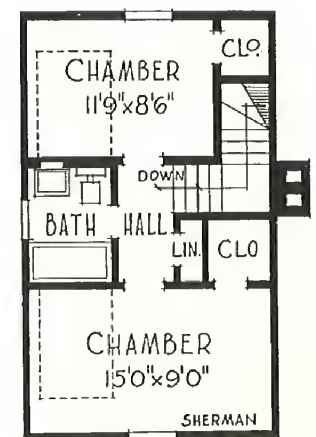
FIRST FLOOR

## CEILING HEIGHTS

BASEMENT ..... 7 FT.  
FIRST FLOOR..... 8 FT. 2 IN.  
SECOND FLOOR ..... 8 FT. 2 IN.

15300 CUBIC FEET

It is easier to own a house today  
than at any time in the past.

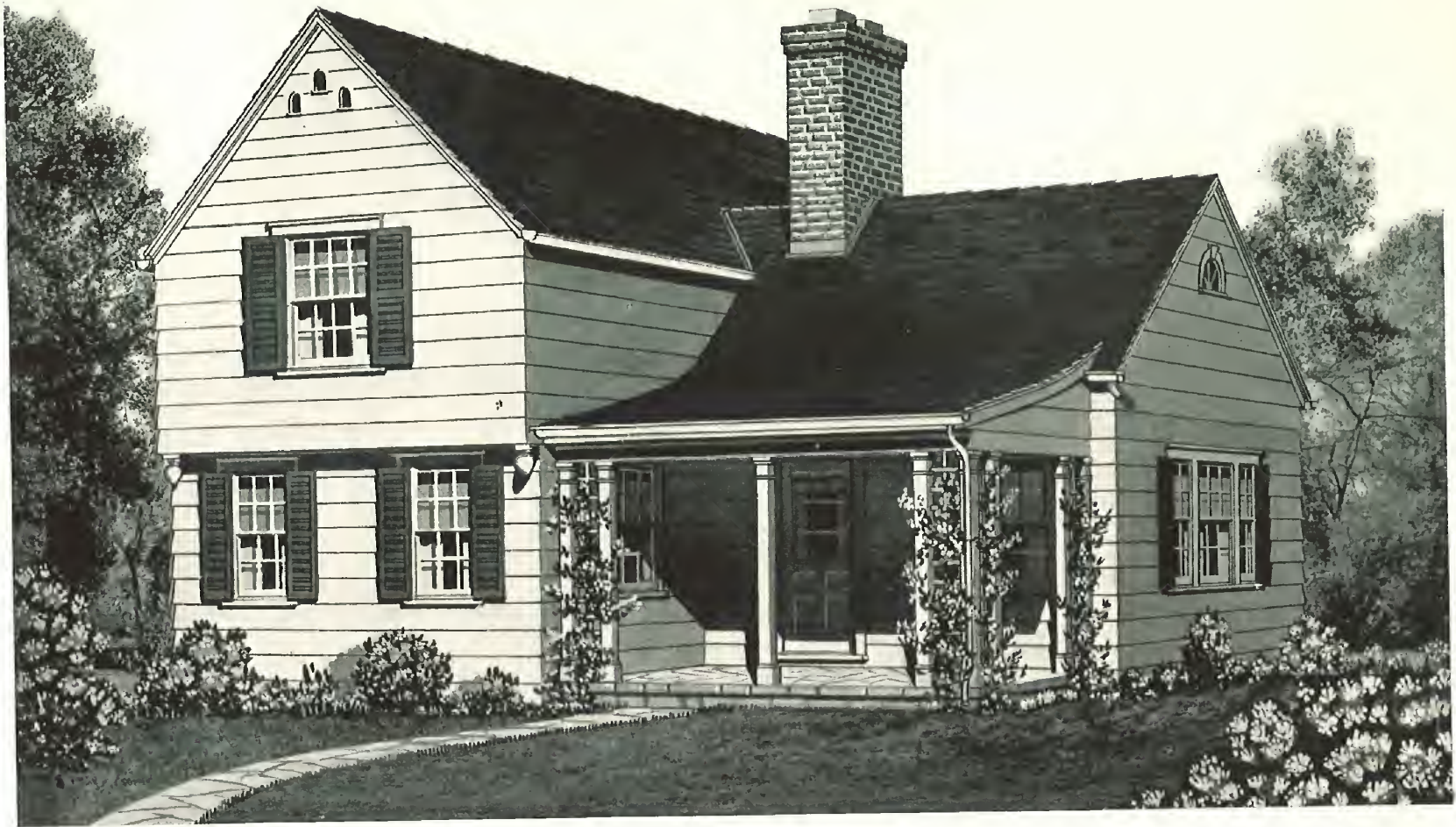


SECOND FLOOR

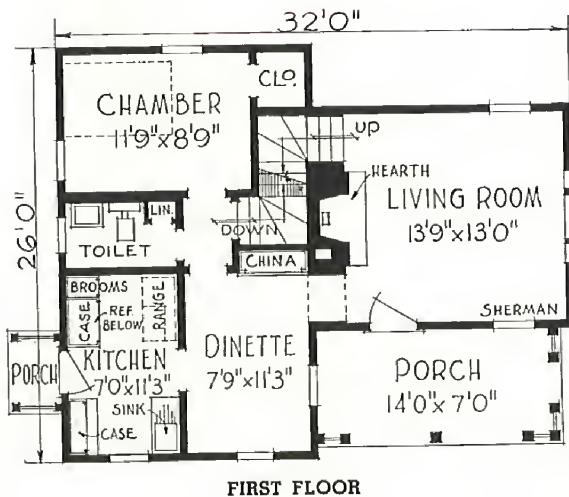


# THE SHERMAN

SIX ROOMS, BATH AND TOILET



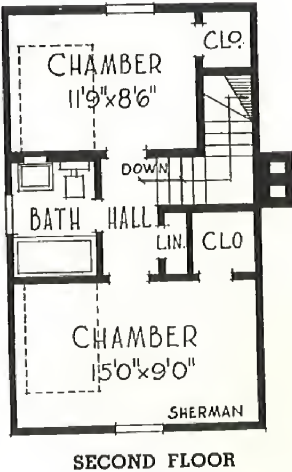
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CEILING HEIGHTS	
BASEMENT .....	7 FT.
FIRST FLOOR.....	8 FT. 2 IN.
SECOND FLOOR .....	8 FT. 2 IN.

15300 CUBIC FEET

It is easier to own a house today than at any time in the past.





# AN ACCURATE WORKING PLAN

IS THE FIRST ESSENTIAL IN THE BUILDING OF YOUR HOME

The first requisite in the erection of a home is a set of complete and accurate plans. This practice is universally accepted and is a most important and fundamental method adhered to by experienced builders. It is essential, safe, and economical to first construct the house on paper. Accurate plans and specifications must be submitted to the Federal Housing Administration for their approval when you apply for an 80 percent insured mortgage loan on a new home.

## EXPERIENCED DESIGNERS

Years of experience in house planning and construction and an architectural department composed of skilled draughtsmen, architects, and engineers, are the elements upon which plans of the utmost accuracy and completeness in regard to design, strength and ability, and comfort and home conveniences, are created. These specimen working drawings illustrate the craftsmanship and completeness of our plans.

## BLUE PRINT PLANS

Our blue print plans include the following complete drawings for each design:

Basement or foundation plan, first floor plan, second floor plan, front elevation, right side elevation, left side elevation, rear elevation, sections and detailed drawings, framing plans complete. All working plans are drawn to standard scales. Blue prints for each design are available.

## REVERSED PLANS

Obviously, a plan designed for a lot facing east will not result in the best exposure when your lot fronts to the west. We will therefore, furnish you with an additional set of reversed blue prints, if this change is required. Ask us for full particulars.

## SUPPLEMENTARY DETAILS

Further supplementary details for any of our plans will be furnished upon request.

## CHANGES IN PLANS

Any of these plans can be revised to suit your special requirements.

## SPECIAL PLANS TO ORDER

We are prepared to furnish accurate working drawings made according to your own ideas and requirements.

## SPECIFICATIONS

Specifications are statements of particulars which tell what you are going to receive in materials and workmanship for the construction of your home. The stability, quality, and cost of your home will be directly affected by the materials selected and the workmanship you receive. Our specification forms are thorough and complete. Our trade knowledge is at your service—and—we are glad to assist you in the specification of materials.

## Building Contract

AGREEMENT made this \_\_\_\_\_ day of \_\_\_\_\_  
in the year Nineteen Hundred and \_\_\_\_\_ by and  
between \_\_\_\_\_ hereinafter called  
THE CONTRACTOR and  
WITNESSETH that the

## CONTRACTOR'S STATEMENT

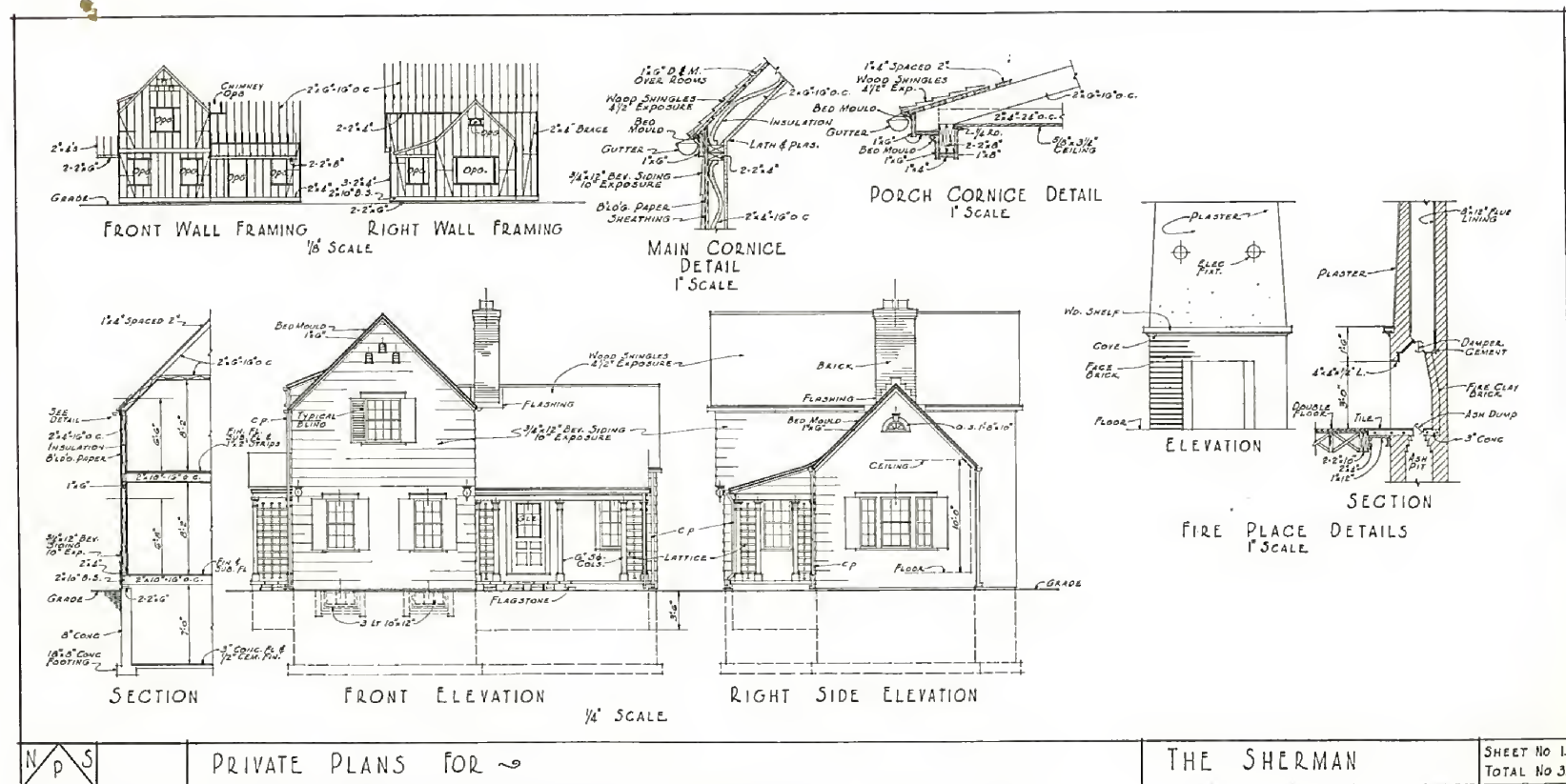
TO \_\_\_\_\_  
The undersigned \_\_\_\_\_ being duly sworn, deposes and  
says that he is \_\_\_\_\_  
and that he \_\_\_\_\_  
work on building situated at \_\_\_\_\_  
on \_\_\_\_\_  
\_\_\_\_\_

## SPECIFICATIONS

FOR THE ERECTION OF A

FOR  
Mr. \_\_\_\_\_  
At \_\_\_\_\_  
THESE PLANS AND SPECIFICATIONS  
ARE THE PROPERTY  
OF \_\_\_\_\_  
AND SHALL BE RETURNED TO THE ARCHITECT UPON REQUEST

## OUR PLANS AND SPECIFICATIONS CONFORM TO THE REQUIREMENTS OF THE FEDERAL HOUSING ADMINISTRATION



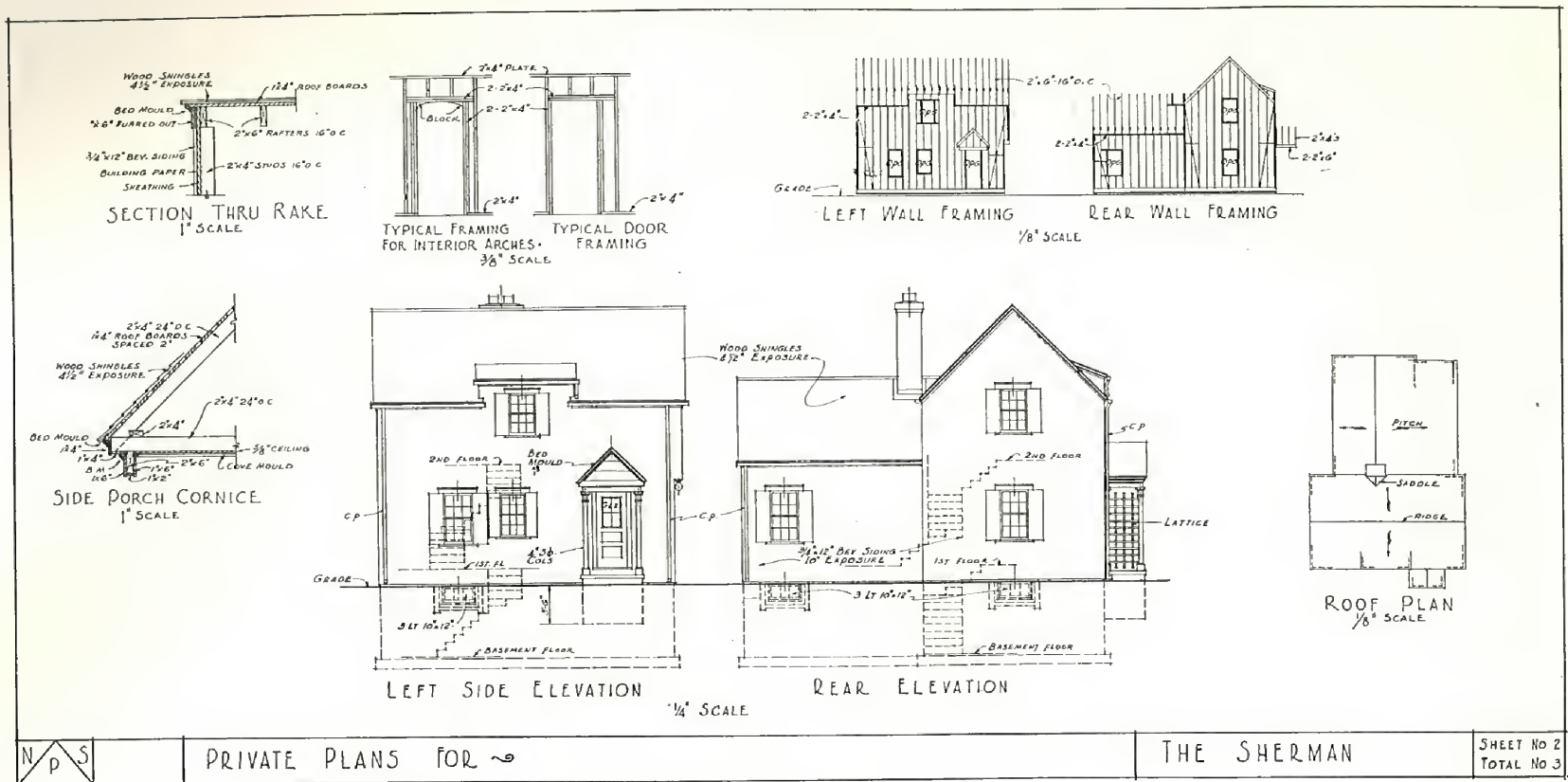
AN EXACT COPY OF ORIGINAL WORKING DRAWINGS

Sheet No. 1, Reduced to 1/4 of actual size



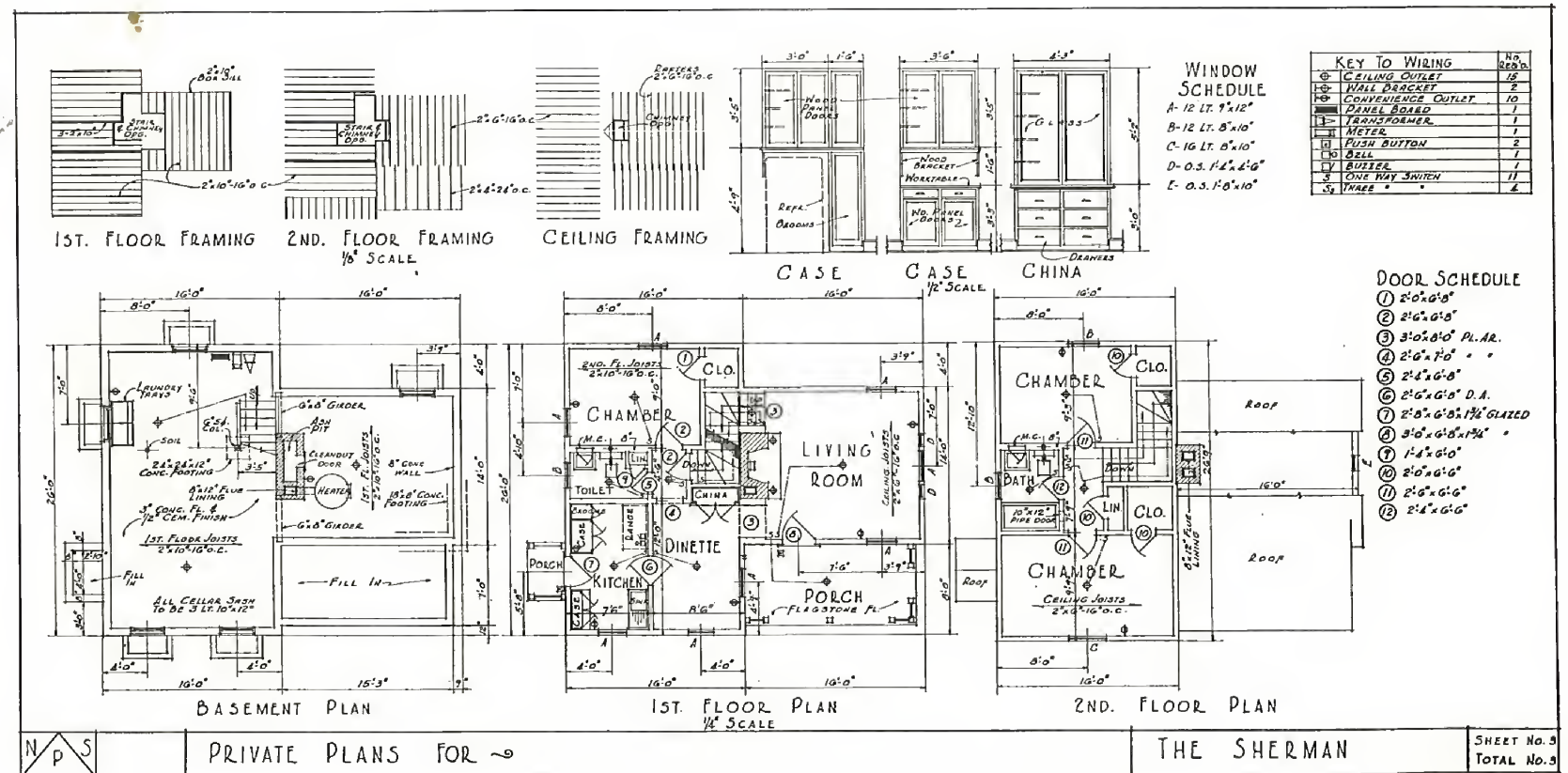
# SOUND AND DURABLE CONSTRUCTION

IS PROVIDED FOR EVERY HOME ILLUSTRATED IN THIS BOOK



AN EXACT COPY OF ORIGINAL WORKING DRAWINGS

Sheet No. 2, Reduced to 1/4 of actual size



AN EXACT COPY OF ORIGINAL WORKING DRAWINGS

Sheet No. 3, Reduced to 1/4 of actual size



# INDEX

## FOR 63 HOMES IN ALPHABETICAL ORDER

DESIGN	PAGE	DESIGN	PAGE	DESIGN	PAGE
Sanborn, A-B.....	17	Sinclair, A-B.....	32	Steele, A-B.....	37
Sanbury, A-B.....	19	Somerville .....	38	Sterling .....	3
Savoy, A-B.....	12	Southampton .....	2	Stevens .....	35
Schuyler .....	15	Spalding, A-B .....	6	Stocton, A-B-C.....	4
Scott .....	14	Spencer, A-B.....	18	Storden .....	7
Seaforth, A-B.....	33	Springfield, A-B.....	22	Stratford, A-B.....	40
Sheffield .....	9	Stafford .....	5	Stuart, A-B.....	41
Shelby, A-B.....	13	Stamford, A-B.....	16	Stuyvesant .....	34
Shelton .....	20	Stanhope .....	24	Suffolk .....	31
Sheridan .....	39	Stanley .....	11	Summers .....	42
Sherman .....	43	Stanton .....	23	Summit, A-B.....	28
Sherwood, A-B.....	36	Stanwood .....	10	Sumner .....	21
Short .....	27	Staten .....	25	Sutton, A-B.....	30
Sims, A-B-C.....	29	Stayton, A-B.....	8	Swanton .....	26

# INDEX CLASSIFIED

## FOR ONE STORY HOMES

DESIGN	PAGE	DESIGN	PAGE	DESIGN	PAGE
THREE ROOMS		FOUR ROOMS		FIVE ROOMS	
Savoy, A.....Brick....	12	Stocton, A.....Frame....	4	Stanton.....Frame....	23
Sims, A.....Frame....	29	Summit, A-B.....Frame....	28	Stayton, A.....Frame....	8
Stuart, A.....Frame....	41	FIVE ROOMS		Stocton, B.....Frame....	4
FOUR ROOMS		Savoy, B.....Brick....	12	Stratford, A-B.....Frame....	40
Seaforth, A.....Frame....	33	Seaforth, B.....Frame....	33	SIX ROOMS	
Shelby, A.....Frame....	13	Shelby, B.....Frame....	13	Springfield, B.....Frame....	22
Sims, B-C.....Frame....	29	Sherwood, A-B.....Frame....	36	Stamford, B.....Brick....	16
Sinclair, A.....Frame....	32	Sinclair, B.....Frame....	32	Stayton, B.....Frame....	8
Stamford, A.....Brick....	16	Springfield, A.....Frame....	22	Stocton, C.....Frame....	4
Steele, A-B.....Frame....	37	Stafford.....Frame....	5	Stuart, B.....Frame....	41

## FOR TWO STORY HOMES

DESIGN	PAGE	DESIGN	PAGE	DESIGN	PAGE
FIVE ROOMS		FIVE ROOMS		SIX ROOMS	
Sanborn, A-B.....Frame....	17	Sterling .....Frame....	3	Sherman .....Frame....	43
Sanbury, A.....Frame....	19	Suffolk .....Frame....	31	Somerville .....Frame....	38
Sheffield .....Frame....	9	Summers .....Frame....	42	Staten .....Frame....	25
Shelton .....Frame....	20	Sutton, A.....Frame....	30	Stevens .....Frame....	35
Short .....Frame....	27	Swanton .....Frame....	26	Storden .....Frame....	7
Southampton .....Combination....	2	SIX ROOMS		Stuyvesant .....Combination....	34
Spalding, A-B .....Frame....	6	Sanbury, B.....Frame....	19	Sumner .....Combination....	21
Spencer, A-B.....Frame....	18	Schuyler .....Frame....	15	Sutton, B.....Frame....	30
Stanhope .....Frame....	24	Scott .....Frame....	14	7 ROOMS	
Stanley, .....Frame....	11	Sheridan .....Combination....	39	Stafford .....Frame....	5
Stanwood .....Frame....	10			Stanton .....Frame....	23



# Home Financing Made Easy Under the F. H. A. Insured Mortgage Plan

## NATIONAL HOUSING ACT

Under the terms of the National Housing Act, insured mortgages have been made available to you. You can now build your own home with the certainty of ACTUAL ownership before you. Today you can build a home that will be yours in 10, 15, or 20 years.

## YOUR RENT PAYS FOR HOME

The easiest way for you to pay for a home is to pay for it as you pay rent. The logical way is to pay monthly, out of income, an installment on the principal and the interest, etc., and thus, over a given period of years, pay off the entire mortgage and have the house free of all debt. It's very much like buying a house and then renting it to yourself.

## SMALL INITIAL INVESTMENT

Now you can buy or build a house on exactly that basis. Your initial investment in the property can be as little as 20 percent of its value. You may borrow the balance (up to 80 percent of the F. H. A. appraised value but not more than \$16,000) from an approved lending institution, covered by Government insurance, and repay the entire amount on a monthly basis. In most cases if your lot is fully paid for and clear of all encumbrances, the loan you can have will cover all costs of construction, etc.

## LONG PERIOD FINANCING

You may take up to 20 years to pay. You may pay in 10 or 15 years, if you like. Each month you pay an installment which not only includes the interest and a part of the principal sum borrowed, but includes also a twelfth part of the annual taxes, mortgage insurance premium, and the fire and other hazard insurance premiums.

## WHAT DOES IT COST?

Less than the old method of home financing, BECAUSE YOU MAY BORROW UP TO 80 PERCENT OF THE APPRAISED VALUE OF YOUR HOME. That means ONE MORTGAGE, THE END OF REFINANCING PROBLEMS, A FAIR AND GOVERNMENT-CONTROLLED INTEREST RATE AND SERVICE CHARGE.

## WHO LENDS THE MONEY

Local financial institutions such as banks, mortgage companies, life-insurance companies, and building and loan associations, are in a position to finance the purchase if you are able to make a down payment or establish an equity of at least 20 percent of the total value. If your lot is fully paid for and clear of all encumbrances, the value of the lot can be equivalent to 20 percent of the total property cost. It is, of course, to your advantage to make a larger down payment if convenient, but your borrowing capacity on this new plan, as sponsored by the Federal Housing Administration, is 80 percent of the total value—offered in one mortgage—and repayable monthly like rent. See example below.

## MONTHLY PAYMENT PLAN

BASED UPON LOAN OF \$3000:

	10 yr.	15 yr.	20 yr.
Principal and Interest . . .	\$31.82	\$23.72	\$19.80
Mortgage Insurance Fee . .	1.25	1.25	1.25
*Taxes and Assessments . .	6.25	6.25	6.25
*Fire Insurance Premium . .	.58	.58	.58
Service Charge . . . . .	1.21	1.22	1.23
TOTAL . . . . .	\$41.11	\$33.02	\$29.11

NOTE: These amounts are the entire cost for homeownership, assuming you build on a lot of approved value of \$750 to which you have acquired title.

\*These figures are based upon an average. There is always a variation in assessed valuation of property, tax rates, insurance, and other factors. But such variance will, in most cases, not exceed more than \$1.00 per month per \$1,000.00.

**Call on us for actual costs and complete data.**

## OWN YOUR HOME

Thus, there is today placed before you a broad highway to home ownership. A way that enables you to pay for your home, as you go, at a lower cost, with all the elements of safety, convenience and assurance.

Today you can build a home, knowing that you are able to make the monthly payments, and that at the end of the monthly payment period the home will be yours.

**Come in and see us. You will not be obligated in any way. We can assist you in making the necessary arrangements to properly and adequately finance the home of your choice.**



## WE FURNISH COMPLETE INFORMATION

We cheerfully furnish all data and costs pertaining to any of the Home Designs in this Book. For information desired fill in and check Questionnaire, then mail or deliver to us. No obligation incurred.

A I am interested in The.....Design on Page.....

B I own Lot No.....Block.....In Subdivision.....  
.....Street.....

C My lot is.....feet wide and.....feet long.

Corner Lot Yes ☐ No ☐

D I would like to begin building..... Date

E Name .....

Street ..... Rural Route ..... Box .....

Post Office ..... State ..... Telephone .....

I WOULD LIKE TO HAVE YOU FURNISH ME THE REQUIRED INFORMATION WHICH I HAVE CHECKED (v) NUMERICALLY IN THE FOLLOWING QUESTIONNAIRE.

1 ☐ Do you think this home is suitable to my lot size and is it appropriate? .....

2 ☐ Is this home of a type of construction that you would recommend for conditions in this community?.....

3 ☐ What is the approximate construction cost of building as originally designed?.....

4 ☐ Can I secure actual costs from you?.....

5 ☐ What is the cost of the working drawings?.....

6 ☐ How many plans do you think I may need?.....

7 ☐ Do you furnish complete specifications and documents?.....

8 ☐ Are the plans and specifications acceptable for Mortgage Loans and F. H. A.?

9 ☐ How much time will be required to build this home?.....

10 ☐ Can I make changes in materials, such as lumber, flooring, brick, masonry, finish, doors, trim, roofing, etc.?

11 ☐ What kind of heating system do you recommend? .....

12 ☐ Can you advise how to finance this home?.....

13 ☐ Can you tell what my monthly payments will be according to the F. H. A. Insured Mortgage Plan?.....

14 ☐ Will you make any changes in the plans which I may require? .....

15 ☐ Is it possible to increase or decrease the size of this home without affecting the appearance?.....

16 ☐ Can you furnish plans of a one car ☐ or a two car ☐ garage that will be in keeping with the architecture of the home I have selected? .....

17 ☐ Can a garage be attached to the house in a practical manner that will not affect the architecture?.....

18 ☐ Will you make special plans according to my own ideas and requirements? .....

19 ☐ Do you contract to erect homes?.....

20 ☐ Do you furnish screens, storm sash and storm doors?.....

21 ☐ Do you have other designs in addition to those shown in this book? .....

22 ☐ I also desire the following information.....





OUR SERVICE  
MAKES  
BUILDING  
EASY